

Phase I Environmental Site Assessment

**Tropicana Parcels – 13th Avenue, West of 3rd Street East
209 & 223 13th Avenue East
Bradenton, Manatee County, Florida
Parcel ID Nos. 4632000156 and 1632000057**

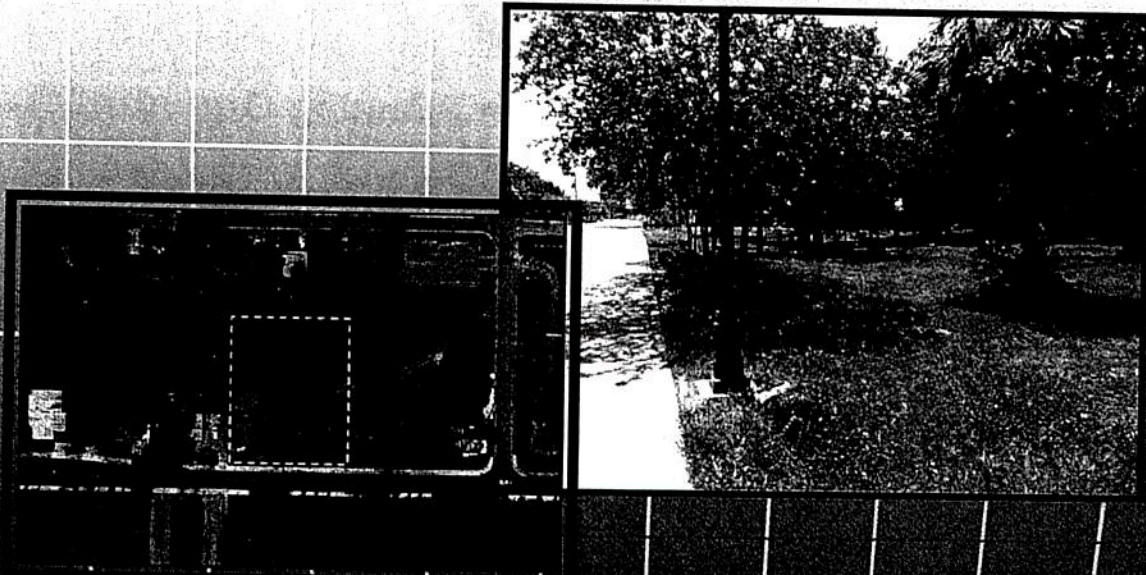
**Conducted Under
EPA Cooperative Agreement No. BF-95481811-0**

Prepared for:

July 2013



**Sarasota/Manatee Metropolitan Planning Organization
7632 15th Street East
Sarasota, FL 34243-3248**



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Conducted Under
EPA Cooperative Agreement No. BF-95481811-0

Tropicana Parcels – 13th Avenue East (West of 3rd)

209 and 223 13th Avenue E
Bradenton, Manatee County, Florida
Parcel Nos. 4632000156 and 4632000057

prepared for:



Sarasota/Manatee Metropolitan Planning Organization

7632 15th Street East
Sarasota, FL 34243-3248

prepared by:



Shaping the Future

380 Park Place Boulevard, Suite 300
Clearwater, FL 33759
Project No. 00022-959-00

July 2013

*This Client/Grantee
received funding from
the EPA for this project.*



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1. Executive Summary

Cardno TBE has completed a Phase I Environmental Site Assessment (ESA) of the property located at 209 and 223 13th Avenue East, Bradenton, Manatee County, Florida (Parcel Nos. 4632000156 and 4632000057). The study area is herein referred to as "the subject site/property" or "the site." The site consists of approximately 0.66 acres of land with a current recorded land use of vacant residential.

This assessment was performed to satisfy the requirements of the Client (the Sarasota-Manatee MPO) and their assign (the City of Bradenton) with respect to potential environmental impairment and liabilities associated with the property due to contamination by hazardous substances, controlled substances or petroleum products on or near the site. This report meets the general requirements for conducting all appropriate inquiry into the previous ownership, uses, and environmental conditions of a property, as specified in 40 CFR Part 312, Standards and Practices for All Appropriate Inquiries. Furthermore, this work was conducted by or under the responsible charge of an environmental professional as defined in 40 CFR §312.10.

Finding/Opinion: This assessment has identified no direct evidence suggesting recognized environmental conditions (RECs) at the subject property as defined by ASTM Standard Practice E1527-05.

Please note: This is a cursory summary of findings. The full report must be read in its entirety for a comprehensive understanding of these findings.

Recommendation: Based on this finding, additional assessment does not appear warranted at this time. However, given the extensive history of the east parcel of the subject site being utilized as a residential property, any type of illicit dumping, mis-handling or previous storage of hazardous materials and/or petroleum products (such as a heating oil tank) would not have been recorded. As such, any deleterious materials and/or tanks encountered as part of future excavation of this property will need to be addressed at that time.

2. Introduction

2.1 Purpose

The purpose for conducting the Phase I Environmental Site Assessment (ESA) is to gather sufficient information to develop an independent professional opinion about the environmental condition of the subject property and to identify actual or potential recognized environmental conditions (RECs) which may impact the property value or effect claim to an "innocent land owner" exemption following acquisition. ASTM defines RECs as the following:

"The term *recognized environmental conditions* means the presence or likely presence of any hazardous substances or petroleum products on a property under conditions that indicate an existing release, a past release, or a material threat of a release of any hazardous substances or petroleum products into structures on the property or into the ground, ground water, or surface water of the property. The term includes hazardous substances or petroleum products even under conditions in compliance with laws. The term is not intended to include *de minimis* conditions that generally do not present a threat to human health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies."

2.2 Detailed Scope-of-Services

A copy of Cardno TBE's approved scope-of-services and property information (as provided by County records) are included as **Appendix A**. In summary, Cardno TBE has performed their services in a manner consistent with the EPA *Standard for All Appropriate Inquiries* and ASTM E1527-05.

No additional investigations or other quantitative/qualitative testing was performed as part of this assessment, and no other work was performed as part of this assessment. As such, this assessment did not include a vapor intrusion evaluation, asbestos survey, lead based paint screening, radon survey, wetlands delineation or threatened and endangered species survey.

2.3 Significant Assumptions

While this report provides an overview of potential environmental concerns, both past and present, the environmental assessment is limited by the availability of information at the time of the assessment. It is possible that unreported disposal of waste or illegal activities impairing the environmental status of the property may have occurred which could not be identified.

The conclusions and recommendations regarding environmental conditions that are presented in this report are based on a scope of work authorized by the Client. Please note however, that virtually no scope of work, no matter how exhaustive, can identify all contaminants or all conditions above and below ground. Cardno TBE also assumes that the Client will read this report in its entirety.

2.4 Limitations and Exceptions

2.4.1 Limitations

In order to conduct the investigation for this report, Cardno TBE relied upon readily available information as discussed in the report and, unless explicitly included in our scope, included no verification of the accuracy or completeness of documentation or data or possible withholding of information by the interviewees, agencies, or other parties. The opinions and conclusions provided in this report are based on information available to Cardno TBE at the time of this submittal. Cardno TBE therefore, reserves the right to amend its recommendations and opinions if information obtained at a later date so requires.

2.4.2 Exceptions, Deviations and/or Data Gaps

Adequate data was gathered for the Environmental Professional to determine if RECs related to the property were present. No significant data gaps have been identified.

2.5 Special Terms and Conditions

There were no special terms or contractual conditions for this assessment outside any active contract on-file between the Client and Cardno TBE as of the date of this report.

2.6 User Reliance

This report may be distributed and relied upon by the Client and their assigns. Reliance on the information and conclusions in this report by any other person or entity is not authorized without the written consent of Cardno TBE. This reliance is valid only as an accurate description of the Property and any potential environmental conditions on the subject property as of the date of this report. In addition, this report has no other purpose and should not be relied upon by any other person or entity, except as provided herein.

This assessment was performed in accordance with generally accepted practices of the profession undertaken in similar studies at the same time and in the same geographical area, and Cardno TBE observed that degree of care and skill generally exercised by the profession under similar circumstances and conditions. No other warranty is expressed or implied.

3. Site Description

3.1 Location and Legal Description

The subject property is located at 209 and 223 13th Avenue East, Bradenton, Manatee County, Florida (as depicted in **Figures 1 and 2**). The legal descriptions of the subject property parcels as provided in County records are as follows:

- **Parcel No. 4632000156 (Site Address: 209 13th Ave E)**
COM AT THE SE COR OF THE W1/2 OF THE NW1/4 OF THE NW1/4 OF SEC 36, TH RUN N 89 DEG 14 MIN W, ALG THE S LN OF SD NW1/4 OF NW1/4, A DIST OF 96.88 FT; TH RUN N A DIST OF 25.0 FT TO THE PT OF INTERSECTION WITH THE N R/W LN OF 13TH AVE E FOR A POB; TH CONT N 185.0 FT; TH RUN N 89 DEG 14 MIN W, A DIST OF 60.0 FT; TH RUN S 185.0 FT TO THE PT ON N R/W OF 13TH AVE E; TH RUN S 89 DEG 14 MIN E, ALG THE N LN OF SD 13TH AVE E A DIST OF 60.0 FT TO THE POB
- **Parcel No. 4632000057 (Site Address: 223 13th Ave E)**
BEG AT SE COR OF W1/2 OF NW1/4 OF NW1/4, N ALG E BDRY OF SD PART OF SD SEC 210 FT W 210 FT, S 210 FT TO S BDRY OF SD PART OF SD SEC, E 210 FT TO POB, LESS: COM AT THE SE COR OF THE W1/2 OF THE NW1/4 OF THE NW1/4 OF SEC 36, TH RUN N 89 DEG 14 MIN W, ALG THE S LN OF SD NW1/4 OF NW1/4 A DIST OF 156.88 FT; TH RUN N 25.0 FT TO A PT OF INTERSECTION WITH THE N R/W LN OF 13TH AVE E FOR A POB; TH CONT N A DIST OF 185.0 FT; TH RUN N 89 DEG 14 MIN W, A DIST OF 53.12 FT; TH RUN S A DIST OF 185.0 FT TO A PT ON N R/W LN OF 13TH AVE E; TH RUN S 89 DEG 14 MIN E, ALG THE N LN OF 13TH AVE E, A DIST OF 53.12 FT TO THE POB; ALSO LESS: COM AT THE SE COR OF THE W1/2 OF THE NW1/4 OF THE NW1/4 OF SEC 36; TH RUN N 89 DEG 14 MIN W, ALG THE S LN OF SD NW1/4 OF NW1/4 A DIST OF 96.88 FT; TH RUN N A DIST OF 25.0 FT TO THE PT OF INTERSECTION WITH THE N R/W LN OF 13TH AVE E FOR A POB; TH CONT N 185.0 FT; TH RUN N 89 DEG 14 MIN W A DIST OF 60.0 FT; TH RUN S 185.0 FT TO PT ON N R/W OF 13TH AVE E; TH RUN S 89 DEG 14 MIN E ALG THE N LN OF SD 13TH AVE E A DIST OF 60.0 FT TO THE POB

3.2 Site and Vicinity General Characteristics

The subject property consists of 0.66 acres of vacant/undeveloped land. The general vicinity of the subject site is sparsely developed with residential properties to the north and west, undeveloped lands to the east, and a public school to the south. A surrounding land use map is included as **Figure 3**.

3.3 Current Use of the Property

The subject property is currently vacant and undeveloped. No obvious indications of previous land uses were observed during the recent site visit.

3.4 Descriptions of Roads, Other Improvements on the Site

No improvements were observed within the boundaries of the subject site.

4. User Provided Information

4.1 Title Records

This service was not requested by the Client as part of this assessment. In addition, no title records were provided for review.

4.2 Environmental Liens or Activity and Use Limitations

None identified by the End User of this report.

4.3 Specialized Knowledge

None provided.

4.4 Commonly Known or Reasonably Ascertainable Information

The former residential land use is common knowledge.

4.5 Valuation Reduction for Environmental Issues

None identified by the Site Owner or potential End User.

4.6 Owner, Property Manager, and Occupant Information

The current owner of the subject property is Tropicana Manufacturing Company, Inc. of Dallas, Texas. According to available records, each parcel was purchased as vacant land in 2004 from a private land owner.

4.7 Reason for Performing Phase I

This assessment was performed to satisfy the requirements of the Client with respect to potential environmental impairment and liabilities associated with the property due to contamination by hazardous substances, controlled substances or petroleum products on or near the site.

5. Records Review

The purpose of the records review is to obtain and review records that will help identify RECs in connection with the property. Some records reviewed pertain not only to the property, but also to properties within an additional approximate minimum search distance in order to help assess the likelihood of problems from migrating hazardous substances or petroleum products. Unless stated otherwise the approximate minimum search distances used below were as specified in ASTM Standard 1527-05.

5.1 Standard Environmental Record Sources

A search of available federal, state and local environmental records was obtained from Environmental Data Resources, Inc. (EDR). A copy of the search results is provided in **Appendix B**. The environmental records were requested with a center-point of the study area located approximately 300 feet west of the subject property. Adjustments were made to recorded distances from the subject site during agency documentation review.

Due to discrepancies in the location of some facilities in the databases arising from incorrect or incomplete addresses, some facilities may be listed as un-mappable. No unmappable facilities were observed to be within the ASTM minimum search distance of the subject property. More detailed information regarding the individual databases searched is included in the Government Records Searched/Data Currency Tracking section of the EDR report. This section of the appended report also includes information regarding when each database was last updated. All database searches were conducted by EDR using the following search radii:

Federal Records

NPL/Superfund Sites
Proposed/Delisted NPL Sites
NPL Liens
CERCLIS Sites
CERCLIS-NFRAP Sites
RCRA CORRACTS TSD Facilities
RCRA non-CORRACTS TSD Facilities
RCRA Generators
ERNS Hazardous Spills
Hazardous Material Information Reporting System
US Engineering Controls
US Institutional Controls
Department of Defense (DOD)
Formerly Use Defense Sites (FUDS)
US BROWNFIELDS Sites
Superfund Consent Decrees (CONSENT)
NPL Records of Decision (RODS)
Uranium Mill Tailings Sites (UMTRA)
Open Dump Inventory (ODI)
Toxic Chemical Release Inventory System (TRIS)
Toxic Substance Control Act (TSCA)

Search Radius Used

1-Mile Search Radius
1-Mile Search Radius
Site Search Only
½ -Mile Search Radius
½ -Mile Search Radius
1-Mile Search Radius
½ -Mile Search Radius
¼ -Mile Search Radius
Site Search Only
Site Search Only
½ -Mile Search Radius
½ -Mile Search Radius
1-Mile Search Radius
1-Mile Search Radius
½ -Mile Search Radius
1-Mile Search Radius
1-Mile Search Radius
½ -Mile Search Radius
½ -Mile Search Radius
Site Search Only
Site Search Only

FIFRA/TSCA Tracking System (FTTS)
 Section Seven Tracking System (SSTS)
 PCB Activity Database System (PADS)
 Material Licensing Tracking System (MLTS)
 Master Mines Index (MINES)
 Facility Index System (FINDS)
 RCRA Administrative Action Tracking (RAATS)

Site Search Only
 Site Search Only
 Site Search Only
 Site Search Only
 1/4-Mile Search Radius
 Site Search Only
 Site Search Only

State and Local Records

State Hazardous Waste Sites
 State Landfill/Solid Waste Sites
 Leaking USTs
 Registered USTs
 Registered ASTs (AST)
 Oil and Hazardous Materials Incidents (SPILLS)
 Engineering Controls
 Institutional Controls
 Voluntary Cleanup Program (VCP)
 PRIORITY Dry Cleaners
 Ethylene Dibromide Database (DEDB)
 BROWNFIELDS

Search Radius Used

1-Mile Search Radius
 1/2 -Mile Search Radius
 1/2 -Mile Search Radius
 1/4-Mile Search Radius
 1/4-Mile Search Radius
 Site Search Only
 1/2 -Mile Search Radius
 1/2 -Mile Search Radius
 1/2 -Mile Search Radius
 1/2 -Mile Search Radius
 1/2 -Mile Search Radius

Tribal Records

Indian Reservations (Indian Reserve)
 Indian Leaking UST (INDIAN LUST)
 INDIAN UST

Search Radius Used

1-Mile Search Radius
 1/2-Mile Search Radius
 1/4-Mile Search Radius

EDR Proprietary Records

Manufactured Gas Plants

Search Radius Used

1-Mile Search Radius

The report listed sites of potential concern based on the above search criteria. However, only the sites which appeared to have the potential for environmental impacts to the subject site due to proximity, anticipated direction of groundwater flow, and/or potential for migrating contamination are discussed below.

• Bradenton City Lift Station No. 1

Location: 219 13th Avenue East (100 feet east of the subject site)
 Concern: Leaking Underground Storage Tank (UST) Site
 FDEP Facility ID No. 9046841

According to FDEP files, this facility had a reported discharge in June 1999 in response to contamination discovered during tank removal. Subsequent assessments performed in 2000 and 2001 revealed no associated impacts above their respective cleanup target levels. As such, the facility was granted a "no further action" status in April 2001. Based on the above, former petroleum storage associated with this facility is **not** being identified as an REC as it relates to the subject site.

- **Manatee Middle School**

Location: 202 13th Avenue East (actual location of area of concern located approximately 400 feet south of the subject site)

Concerns: Underground Storage Tank (UST) Site
FDEP Facility ID No. 8841900

According to FDEP files, this facility had two heating oil tanks removed prior to 1987 (when registered as historical storage tanks). Based on the distance from the subject site and the assessment of a property located downgradient of this site (the lift station discussed on the previous page), these former storage tanks are **not** being identified as an REC as it relates to the subject site.

Other listed facilities in the agency search are not being discussed in this report, as they represent a *de minimis* environmental concern due to distance, anticipated direction of groundwater flow and/or anticipated risk of contamination.

5.2 Additional Environmental Record Sources

5.2.1 Sanborn Fire Insurance Maps

Sanborn Fire Insurance Maps have been produced since the late 1800's to provide information relative to fire hazards on insurable property. These maps often indicate locations of underground and aboveground gasoline tanks, storage facilities for flammable chemicals, such as dry cleaners, paint shops, maintenance and garage facilities, as well as historical information on occupants of buildings, unavailable through other sources. Production of these maps typically was limited to the immediate vicinity of downtown urban areas. EDR purchased the Sanborn Company and has access to all available Sanborn maps. EDR performed a search of its archive and indicated that while no Sanborn maps were produced depicting the subject site, the general vicinity to the north is included on maps provided in 1922, 1926, 1929, 1948 and 1966. Review results are discussed in Section 5.5 of this report, and a copy of the certified search result is included as **Appendix C**.

5.2.3 Historical City Directory Review

R.L. Polk directories and/or Hill-Donnelly Cross Reference directories are referenced for study areas which help identify changes in land use based on the type of businesses that occupied the subject site and surrounding area. The type of business, such as automotive, dry cleaning, gasoline/service stations, etc. are indicative of the possible presence of hazardous substances or petroleum products. Results are discussed in Sections 5.4 and 5.5 of this report.

5.2.4 Historic Preservation/Critical Habitat/Wetland Inventory Research

While not typically a part of agency records review during performance of a Phase I ESA, Cardno TBE personnel performed a cursory review of the following readily-available sources to obtain information regarding historic properties and endangered species habitats in an attempt to ensure that on-site assessment activity would not adversely impact a historical property or structure; or jeopardize the continued existence

of any listed species or modify designated critical habitats in accordance with the General Federal Requirements typically identified in Brownfield Assessment Grant Terms and Conditions.

- National Registration of Historic Places database maintained by the National Park Service to determine if the subject or any adjacent properties contained a registered structure. A listing is strictly a governmental acknowledgment of a historic district, site, building or property. However, the Register is mostly "an honorary status with some federal financial incentives."
- US Fish and Wildlife Service Critical Habitat Portal database
- US Fish and Wildlife Service National Wetlands Inventory database

A review of the automated search of the most current readily-available information indicated that neither the subject nor any contiguously adjacent sites were listed in the most recent National Register of Historic Places for Bradenton, Florida. In addition, no critical habitat or wetlands designations were displayed within the immediate vicinity of the subject property. The Critical Habitat and National Wetlands Inventory Maps depicting the vicinity of the subject site are included as **Appendix D**.

Please note that these were cursory reviews of readily-available data, and not intended to represent or take the place of a wetlands delineation or habitat survey.

5.3 Physical Setting Source(s)

Hydrogeological resources were examined to identify the probable direction of surface water and shallow groundwater flow at the site. The USGS Bradenton, Florida 7.5-minute series topographic map produced in 1994 was reviewed. The map shows the site being located at an elevation of approximately 15 feet above mean sea level. Based on map topography contours, shallow groundwater flow within the general vicinity of the subject site is anticipated to be generally toward the east-northeast. This is consistent with groundwater flow data collected as part of assessment activities performed at the nearby Tropicana facility.

The vicinity of the subject site shaded to indicate urban development where only landmark structures are depicted. No structures are depicted within the boundaries of the subject property. The roadway system associated with the general vicinity is depicted in black tint, indicating development prior to 1956. The USGS Topographic Map is included as **Figure 1**.

According to the US Department of Agriculture Natural Resources Conservation Service inquiry, the site is geologically situated in an area comprised primarily of Bradenton fine sand with limestone substratum. These soils are poorly drained, moderately permeable soil that formed in loamy marine sediment. Under normal conditions the water table is typically found less than 10 inches below the surface. Slopes are smooth to concave and range from 0 to 2 percent. A copy of the soil survey inquiry results obtained via the web-based USDA National Resources Conservation Survey is included as **Appendix E**.

5.4 Historical Use Information on the Property

The objective of consulting historical sources is to determine the likelihood of past uses having led to recognized environmental conditions in connection with the property.

Historical Directory Information:	
Addresses	Year & Listing
209 and 223 13 th Ave E	1931, 1936, 1939, 1945, 1950: No listings appear to include these subject site addresses (or similar range). 1954, 1959: Subject site numbers are not listed. However, all odd number listings between 2 nd and 3 rd Streets are residential. 1964: 209 is listed as residential 1968: 209 and 223 are listed as residential 1973: 209 is listed as residential. 1978: Neither address appears in the listing 1983, 1987: 209 is listed as residential 1992: 209 is listed as vacant 2003: 209 is listed as residential (owner prior to Tropicana purchase) 2008, 2013: None of the subject site addresses are listed.
211 13 th Ave E (former address included in subject site)	1964: Franklin Sundries 1968, 1974: Vacant 1978 - 2013: Address no longer listed.
Sanborn Fire Insurance Map Information:	
Years	Observations
1922, 1926, 1929, 1948	No map exposure for the subject site (only the general vicinity to the north and east depicted).
1966	A residential structure is visible near the northeast corner of the subject site, labeled with a 12 th Avenue Drive E address number. A small structure identified as a "store" is depicted near the south boundary of the subject site and labeled as 211 13 th Avenue (consistent with the sundries store identified in the 1964 city directory).
Aerial Photograph Review Results:	
1951	The subject site appears to be undeveloped/vacant land.
1957	An apparent residential structure is visible within the northeast corner of the subject site. The remainder of the site appears to remain undeveloped land.
1969, 1977	Two residential structures, and the small commercial structure referenced in city directories are visible within the boundaries of the subject site.
1991	Only one or two of the residential structures seen on previous aerial photos is visible.
2003	The site appears to be vacant/undeveloped land; similar to features observed during the recent site visit.

5.5 *Historical Use Information on Adjoining/Nearby Properties*

Historical Information: (only RECs identified)	
Source	Year & Description
Historical Directories 1931 – 2013	All addresses listed within 500 feet of the subject are residential and/or vacant, with the exception of the school structures south of the subject site.
Sanborn Maps 1922, 1926, 1929, 1948, 1966	1922, 1926, 1929, 1948, 1966: Nearby properties are depicted as residential dwellings; with the exception of the school property and lift station depicted on the 1966 map.
Aerial Photographs 1951-1977	No features observed on aerial photos refute the findings of the historical directories or Sanborn Maps. The nearby office/family services structure to the east is visible in the 1991 – 2013 aerial photos.

6. Site Reconnaissance

The objective of the site reconnaissance is to obtain information indicating the likelihood of identifying RECs in connection with the property.

6.1 Methodology and Limiting Condition

The purpose of the reconnaissance is to observe property conditions and identify exposed features that could represent or indicate RECs. Adjoining properties were observed from the property boundaries and public rights-of-ways, when reasonable and accessible.

6.2 Site Visit Observations

Cardno TBE personnel visited the subject site to identify the current use(s) of the property, including any current uses likely to involve the use, treatment, storage, disposal, or generation of hazardous substances or petroleum products, and to identify RECs (as defined in the ASTM standard E1527-05). Site photos are included as **Appendix F**.

The site reconnaissance revealed the following:

- The subject site consisted of vacant/undeveloped parcels at the time of the site visit.
- No evidence of the site's historical use was visible.
- Based on the observed topography, surface drainage appears stagnant (based largely on standing water near the center of the property).
- No indications of wells (irrigation or drinking water) were observed on-site.
- No surface impacts related to PCB-containing electrical equipment were observed on-site.

7. Findings & Conclusion

This report has been prepared in general accordance with *40 CFR Part 312 Standards and Practices for All Appropriate Inquiries* and *ASTM E 1527-05 Standard Practice for Environmental Site Assessments*.

7.1 Findings & Opinions

Phase I ESA investigations seek to identify known or suspect RECs, historical RECs, and *de minimis* conditions. *De minimis* conditions are those that are judged to not present a material risk of harm to health or the environment, and as such are not listed below. RECs include:

Finding/Opinion: This assessment has identified no direct evidence suggesting recognized environmental conditions (RECs) at the subject property as defined by ASTM Standard Practice E1527-05.

7.2 Conclusion & Recommendation

Based on the findings of this investigation, no additional assessment appears warranted at this time. However, given the extensive history of the east parcel of the subject site being utilized as a residential property, any type of illicit dumping, mis-handling or previous storage of hazardous materials and/or petroleum products (such as a heating oil tank) would not have been recorded. As such, any deleterious materials and/or tanks encountered as part of future excavation of this property will need to be addressed at that time.

8. References

Historical Aerials: FDOT, University of Florida Historical Aerials Collection

United States Geological Survey; Quadrangles

Manatee County Property Appraiser, Online Inquiry System

Regulatory Database and Sanborn Fire Insurance Map Search, Environmental Data Resources, Inc.

EPA on-line database searches

Historical City Directories, R.L. Polk Company, Hill-Donnelly Corporation

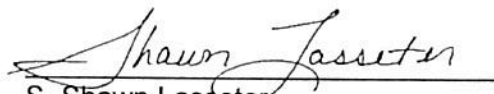
USGS Natural Resources Conservation Services, National Cooperative Soil Survey

US Fish and Wildlife Service Critical Habitat Portal database

9. Qualifications/Signatures of Environmental Professional(s)

I certify that this report has been prepared in general accordance with *40 CFR Part 312* and *ASTM E 1527-05 Standard Practice for Environmental Site Assessments*. Furthermore, I have the specific qualifications based on training, experience and registration to assist in the assessment of a property of the nature, history and setting of the subject property.

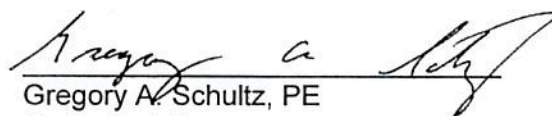
for Cardno TBE


S. Shawn Lasseter
Project Manager

Date: 07/23/2013

I declare that, to the best of my professional knowledge and belief, I meet the definition of Environmental Professional as defined in 40 CFR Part 312.10. I have the specific qualifications based on education, training and experience to assess a property of the nature, history and setting of the subject property. I further certify that, in my professional judgment, this report meets the requirements of *40 CFR Part 312, Standards and Practices for All Appropriate Inquiries*, and was prepared by me or under my direct responsible charge.

for Cardno TBE


Gregory A. Schultz, PE
Sr. Project Manager

Date: 07/23/2013

(resume summaries follow)

Gregory A. Schultz, PE

Sr. Project Manager

BS / Environmental Engineering / 1993

- Registered Professional Engineer; FL, GA, MS, NC, SC, AL and TN
- 16 Years Professional Experience
- 40-Hour OSHA Certified
- Member - Florida Brownfields Association
- Member – Tampa Bay Area Association of Environmental Professionals

Mr. Schultz is responsible for coordination of project activities and communication with clients on environmental, contamination assessment and remediation projects. His combination of experience and project management skills are used to present cost-effective, timely work products to both public and private sector clients.

His project experience includes site assessment, environmental construction and remediation, industrial, petroleum, sanitary, and hazardous waste investigation and treatment, operational and transactional audits, training programs, permitting, and multimedia field sampling.

Shawn Lasseter

Environmental Specialist

AA, Science & Technology, Gulf Coast College, 1982
BBA, Business, University of SW Georgia, 1989

- Certified Environmental Inspector
- Extensive Phase I/II ESA Experience
- 40-Hour OSHA Certified
- Member - Florida Environmental Assessors Association
- Member – National Environmental Assessment Association
- Member – Florida Brownfields Association
- Member – Tampa Bay Area Association of Environmental Professionals

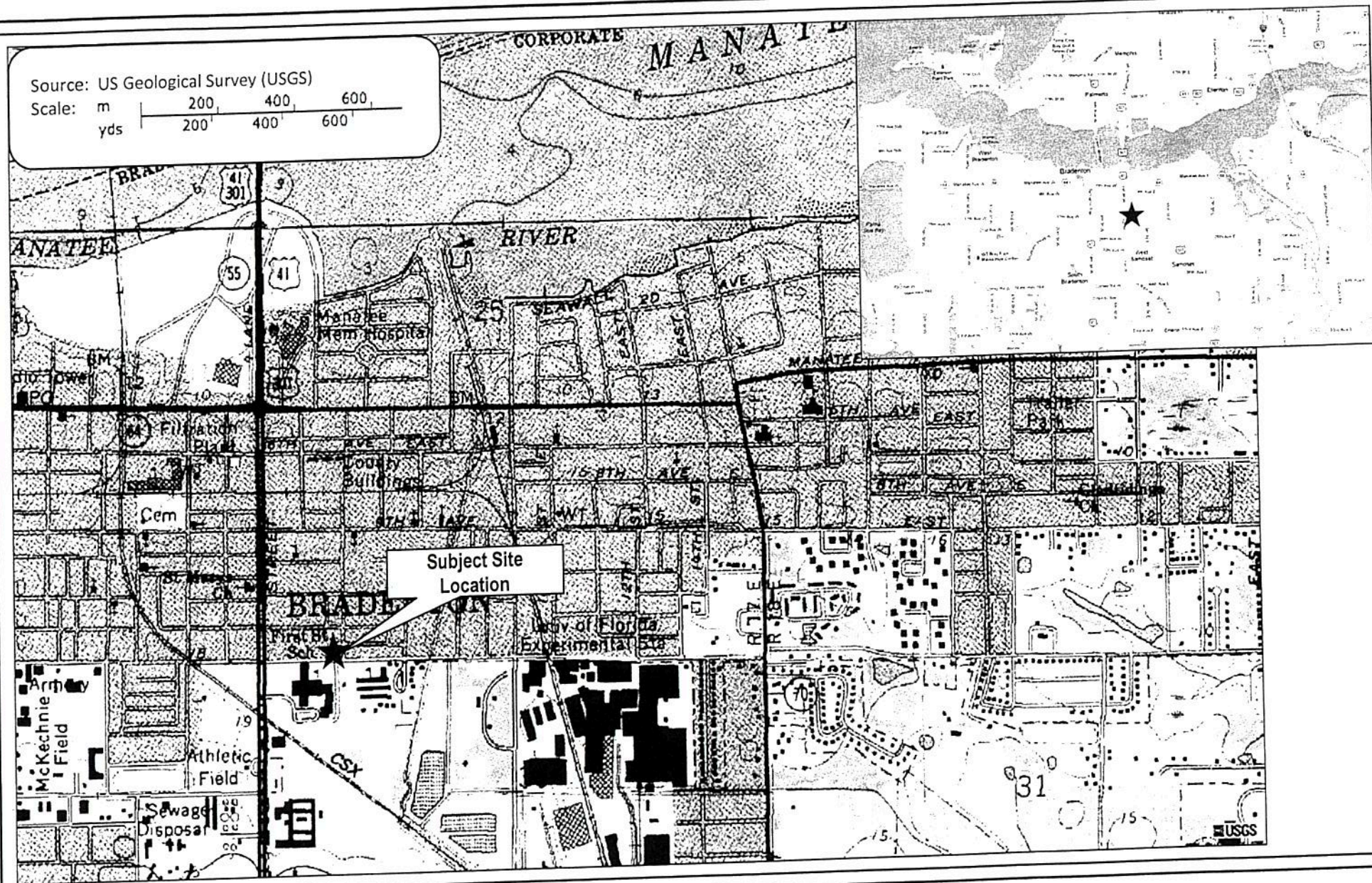
Ms. Lasseter has extensive experience in assessment and management of environmental projects. Her project experience includes Phase I/II environmental assessments and contamination assessments. Highlights of project experience include:

- Project Manager for over 400 Phase I/II Environmental Site Assessments
- Project manager/technician responsible for conducting EPA Brownfield Phase I site assessments utilizing EPA Brownfield Grant Funding
- Project Manager for Florida Department of Environmental Protection Pre-approval Cleanup Program site assessments

Figures

Source: US Geological Survey (USGS)

Scale: m 200 400 600
yds 200' 400' 600'

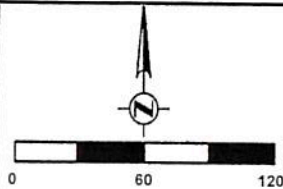
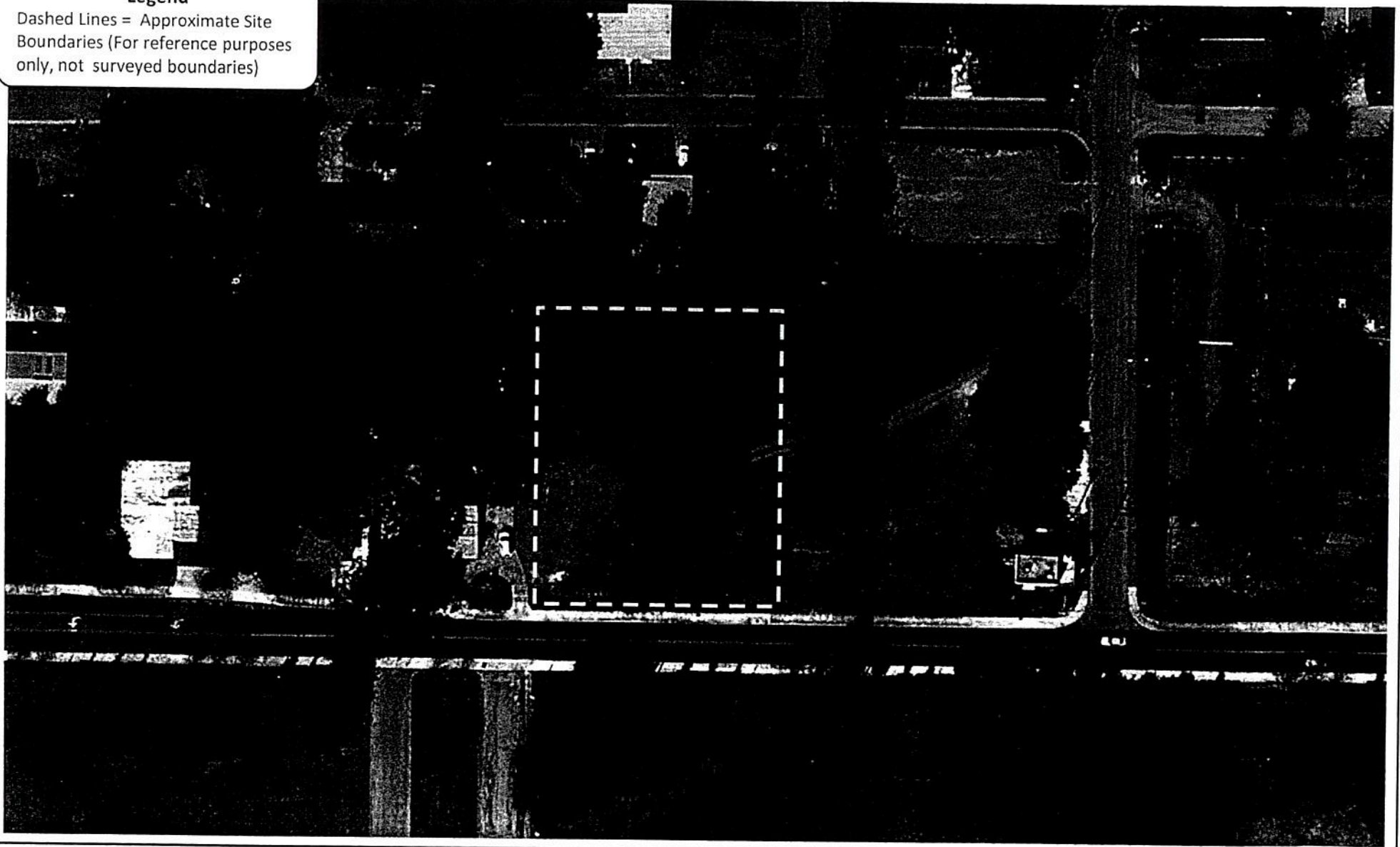


13th Avenue, West of 3rd Street East
209 and 223 13th Avenue East
Bradenton, Manatee County, Florida
Parcel ID Nos. 4632000156 and 4632000057

Figure 1
USGS/Site Vicinity Map

Legend

Dashed Lines = Approximate Site
Boundaries (For reference purposes
only, not surveyed boundaries)

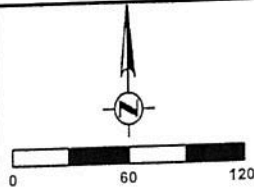
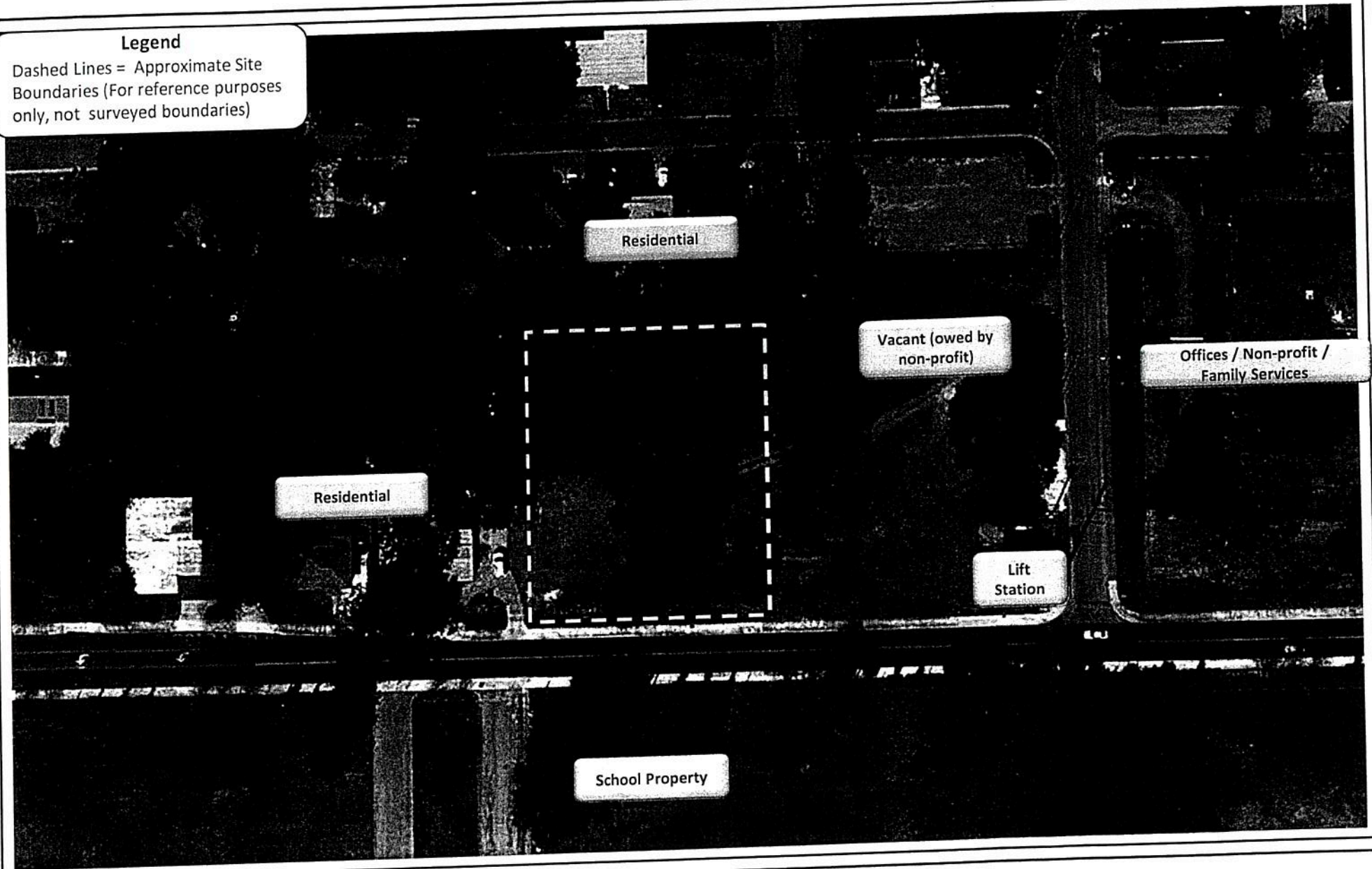


13th Avenue, West of 3rd Street East
209 and 223 13th Avenue East
Bradenton, Manatee County, Florida
Parcel ID Nos. 4632000156 and 4632000057

Figure 2
Site Boundary Map

Legend

Dashed Lines = Approximate Site Boundaries (For reference purposes only, not surveyed boundaries)



13th Avenue, West of 3rd Street East
209 and 223 13th Avenue East
Bradenton, Manatee County, Florida
Parcel ID Nos. 4632000156 and 4632000057

Figure 3
Surrounding Land Use Map

Legend

Dashed Lines = Approximate Site
Boundaries (For reference purposes
only, not surveyed boundaries)



13th Avenue, West of 3rd Street East
209 and 223 13th Avenue East
Bradenton, Manatee County, Florida
Parcel ID Nos. 4632000156 and 4632000057

Figure 4a
Aerial Photograph - 1951

Legend

Dashed Lines = Approximate Site
Boundaries (For reference purposes
only, not surveyed boundaries)



13th Avenue, West of 3rd Street East
209 and 223 13th Avenue East
Bradenton, Manatee County, Florida
Parcel ID Nos. 4632000156 and 4632000057

Figure 4b
Aerial Photograph - 1957

Legend

Dashed Lines = Approximate Site
Boundaries (For reference purposes
only, not surveyed boundaries)



13th Avenue, West of 3rd Street East
209 and 223 13th Avenue East
Bradenton, Manatee County, Florida
Parcel ID Nos. 4632000156 and 4632000057

Figure 4c
Aerial Photograph - 1969

Legend

Dashed Lines = Approximate Site
Boundaries (For reference purposes
only, not surveyed boundaries)



13th Avenue, West of 3rd Street East
209 and 223 13th Avenue East
Bradenton, Manatee County, Florida
Parcel ID Nos. 4632000156 and 4632000057

Figure 4d
Aerial Photograph - 1977

Legend

Dashed Lines = Approximate Site
Boundaries (For reference purposes
only, not surveyed boundaries)

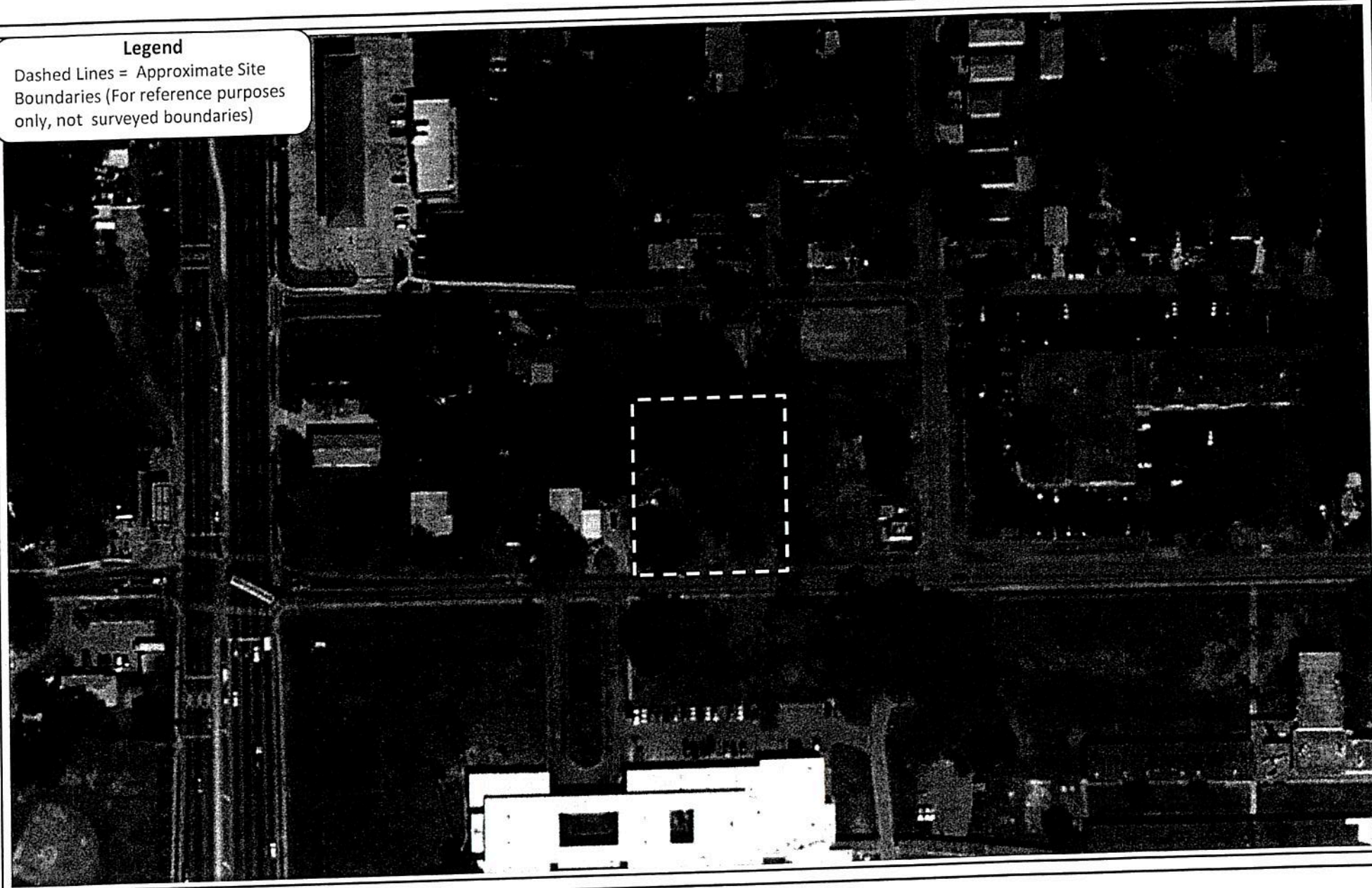


13th Avenue, West of 3rd Street East
209 and 223 13th Avenue East
Bradenton, Manatee County, Florida
Parcel ID Nos. 4632000156 and 4632000057

Figure 4e
Aerial Photograph - 1991

Legend

Dashed Lines = Approximate Site
Boundaries (For reference purposes
only, not surveyed boundaries)



13th Avenue, West of 3rd Street East
209 and 223 13th Avenue East
Bradenton, Manatee County, Florida
Parcel ID Nos. 4632000156 and 4632000057

Figure 4f
Aerial Photograph - 2003

Appendix A

Approved Scope of Services & Property Information



Shaping the Future

Cardno TBE

380 Park Place Blvd
Suite 300
Clearwater, FL 33759
USA
Phone 727 531 3505
Phone 800 861 8314
Fax 727 539 1294
Email tbe@CardnoTBE.com

www.CardnoTBE.com

Phase I Environmental Site Assessments (ESAs)

All Phase I ESAs will be prepared in accordance with the EPA standard for All Appropriate Inquiries established in the Small Business Liability Relief and Brownfields Revitalization Act (the Brownfields Amendments to the Comprehensive Environmental Response, Compensation and Liability Act) and ASTM E1527-05 Standard Practice for Environmental Site Assessments. To assess the potential for recognized environmental concerns on each property, Cardno TBE will perform the following tasks:

- Inspect each property and surrounding areas to identify indicators of past or present hazardous materials/hazardous waste usage, storage or disposal;
- Investigate current and past ownership (to the extent reasonably practical), regarding previous uses of the property and historical information pertinent to the subject property and surrounding areas;
- Investigate historical listings and aerial photographs to identify any past or present properties in the vicinity of the subject property for hazardous materials/hazardous waste usage or storage;
- Review Soil Conservation Service surveys and available topographical maps of the property and its vicinity, and other pertinent data, to provide a preliminary hydrogeological characterization of the site;
- Review current State and Federal listings of potential and confirmed contaminated sites to determine if environmental monitoring or enforcement activities are or have occurred on or near the subject property;
- Review regulatory files for the subject property to identify previous assessment, remedial, or enforcement activities for this site;
- Review data developed from field, agency and records reconnaissance for technical accuracy and corroboration.;
- Assemble report containing conclusions and recommendations for the property; and
- Report to the client any situations encountered during the execution of this contract that fall beyond the scope of work.
- Recommendations for additional assessment activities will be provided under separate cover at the conclusion of the Phase I Environmental Site Assessment (if required).

Main Property Search

Owner Address Parcel ID Advanced Map

- Profile
- Values
- Sales
- Residential
- Commercial
- Out Buildings
- Permits
- Land
- Agriculture
- Sketch
- Exemptions
- Full Legal
- Estimating Taxes
- 2012 TRIM Notice
- 2012 Tax Bill
- GIS Map
- Classic Map

PARID: 4632000057
**TROPICANA MANUFACTURING COMPANY
INC**

ID Block

Account# 4632000057
T/R/S 34S / 17E / 36
Primary Address Location 223 E 13TH AVE BRADENTON 34208 BR
2010 Census Tract 000703
FEMA Zone Caveat NOT A FEMA DETERMINATION
FEMA Flood Zone X/0/N/0331 B/100
Hurricane Evacuation Zone E
Fire District BR2-BRADENTON DIST 2
Exemption Status No Exemption
DOR Use Code 0000
DOR Description Vacant Residential (1554)
Neighborhood Name W1/2 25 S MANATEE AV & N1/2 NW 36/34/17
Neighborhood Number 4050
CRA District C-CENTRAL CRA
CDD District
Neighborhood Group 286
Market Area 02
Zone/Field Reference 4
Route Number 131
Map ID 4B36.2
Acres (If Available) .4077
Size Disclaimer Sq foot estimates derived from rounded exterior wall measurements
Number of Units 1
Living/Business area 0
Total Under Roof 0
Unit Desc
Short Legal Desc

Unit #
Lot ID
Block ID
Subdivision Number 0000000
Subdivision Name NOT IN SUBDIVISION 0/0
City/County Tax District 0021
Tax District Name 0021 - BRADENTON

TPP Current Year Date Filed
TPP Current Year Extension Request

223 13TH AVE E

CURRENT RECORD

5 of 5

Return to Search Results

REPORTS

CSV Report
Parcel Information Report



Printable Summary

Printable Version

Owners

Name TROPICANA MANUFACTURING COMPANY INC
Owner Type
Address PO BOX 660634

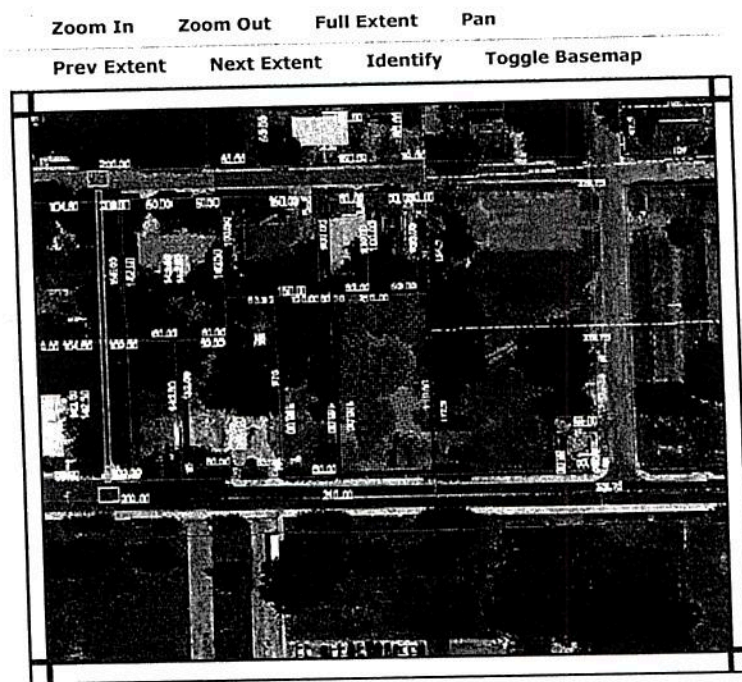
City DALLAS
State TX
Zip Code 75266 0634
International Postal Code
Country

16

MANATEE COUNTY PROPERTY APPRAISER

Other Counties | Manatee County | State

Main Property Search



Parcels

Total features returned: 1

Parcel Id	Address	Owner	Acres
4632000057 (highlight) (County GIS)	223 13TH AVE E BR	TROPICANA MANUFACTURING COMPANY INC	.4077

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- Profile
- Values
- Sales
- Residential
- Commercial
- Out Buildings
- Permits
- Land
- Agriculture
- Sketch
- Exemptions
- Full Legal
- Estimating Taxes
- 2012 TRIM Notice
- 2012 Tax Bill
- GIS Map
- Classic Map

PARID: 4632000156
**TROPICANA MANUFACTURING COMPANY
INC**

209 13TH AVE E

CURRENT RECORD

1 of 1

[Return to Search Results](#)

ID Block

Account#	4632000156
T/R/S	34S / 17E / 36
Primary Address Location	209 E 13TH AVE BRADENTON 34208 BR
2010 Census Tract	000703
FEMA Zone Caveat	NOT A FEMA DETERMINATION
FEMA Flood Zone	X/0/N/0331 B/100
Hurricane Evacuation Zone	E
Fire District	BR2-BRADENTON DIST 2
Exemption Status	No Exemption
DOR Use Code	0000
DOR Description	Vacant Residential (1554)
Neighborhood Name	W1/2 25 S MANATEE AV & N1/2 NW 36/34/17
Neighborhood Number	4050
CRA District	C-CENTRAL CRA
CDD District	
Neighborhood Group	286
Market Area	02
Zone/Field Reference	4
Route Number	132
Map ID	4B36.2
Acres (If Available)	.2548
Size Disclaimer	Sq foot estimates derived from rounded exterior wall measurements
Number of Units	1
Living/Business area	0
Total Under Roof	0
Unit Desc	
Short Legal Desc	COM AT THE SE COR OF THE W1/2 OF THE NW1/4 OF THE NW1/4 OF SEC 36, TH RUN N 89 DEG 14 MIN W, ALG THE S LN OF SD NW1/4 OF NW1/4, A DIST OF 96.88 FT; TH RUN N A DIST OF 25.0 FT TO
Unit #	
Lot ID	
Block ID	
Subdivision Number	0000000
Subdivision Name	NOT IN SUBDIVISION 0/0
City/County Tax District	0021
Tax District Name	0021 - BRADENTON

TPP Current Year Date Filed
TPP Current Year Extension Request

Owners

Name	TROPICANA MANUFACTURING COMPANY INC
Owner Type	
Address	PO BOX 660634 ATTN: TAX DEPARTMENT 3A-306-LD
City	DALLAS
State	TX
Zip Code	75266 0634
International Postal Code	
Country	

REPORTS

CSV Report
Parcel Information Report



Printable Summary

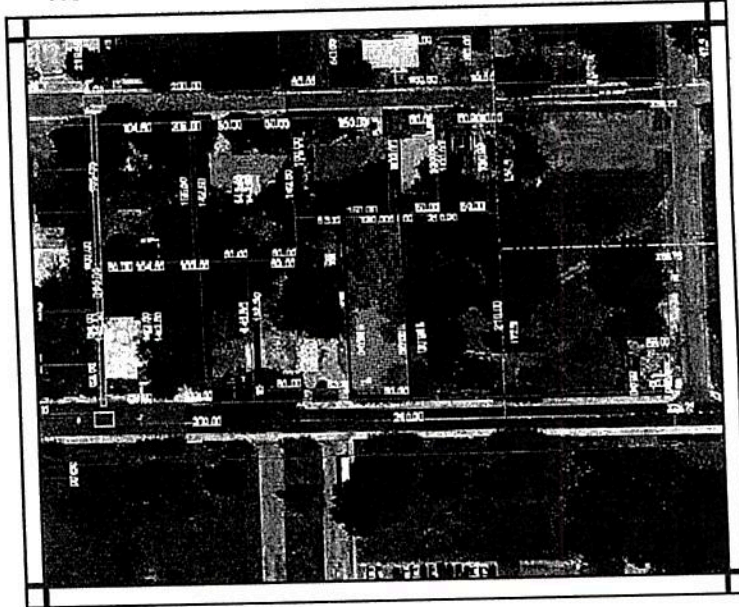
Printable Version

**MANATEE COUNTY
PROPERTY APPRAISER**

Other Counties | Manatee County | State

Main Property Search

Zoom In Zoom Out Full Extent Pan
Prev Extent Next Extent Identify Toggle Basemap



Parcels

Total features returned: 1

Parcel Id	Address	Owner	Acres
4632000156 (highlight) (County GIS)	209 13TH AVE E BR	TROPICANA MANUFACTURING COMPANY INC	.2548

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Appendix B

Agency Database Search Results

Sarasota Manatee MPO - TROP 13th Avenue East
223 13th Avenue East
Bradenton, FL 34208

Inquiry Number: 3598540.2s
May 06, 2013

EDR Summary Radius Map Report



440 Wheelers Farms Road
Milford, CT 06461
Toll Free: 800.352.0050
www.edrnet.com

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Detail Map	3
Map Findings Summary	4
Map Findings	7
Orphan Summary	289
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GEOCHECK ADDENDUM

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Physical Setting Source Summary	A-2
Physical Setting SSURGO Soil Map	A-5
Physical Setting Source Map	A-14
Physical Setting Source Map Findings	A-16
Physical Setting Source Records Searched	A-29

Thank you for your business.
Please contact EDR at 1-800-352-0050
with any questions or comments.

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EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc (EDR). The report was designed to assist parties seeking to meet the search requirements of EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E 1527-05) or custom requirements developed for the evaluation of environmental risk associated with a parcel of real estate.

TARGET PROPERTY INFORMATION

ADDRESS

223 13TH AVENUE EAST
BRADENTON, FL 34208

COORDINATES

Latitude (North):	27.4884000 - 27° 29' 18.24"
Longitude (West):	82.5611000 - 82° 33' 39.96"
Universal Transverse Mercator:	Zone 17
UTM X (Meters):	345776.0
UTM Y (Meters):	3041332.5
Elevation:	15 ft. above sea level

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property:	TP
Source:	USGS 7.5 min quad index
Target Property:	N
Source:	USGS 7.5 min quad index

AERIAL PHOTOGRAPHY IN THIS REPORT

Photo Year:	2010
Source:	USDA

MAPPED SITES SUMMARY

Target Property Address:
223 13TH AVENUE EAST
BRADENTON, FL 34208

Click on Map ID to see full detail.

MAP ID	SITE NAME	ADDRESS	DATABASE ACRONYMS	RELATIVE ELEVATION	DIST (ft.) DIRECTION
A1	BRADENTON - GROCERY	201 13TH AVENUE WEST	US BROWNFIELDS	Higher	22, SSW
A2	BRADENTON CITY - LIF	219 13TH AVE E	LUST, UST, Financial Assurance	Higher	22, South
A3	MANATEE CNTY SCHOOL	202 13TH AVE E	UST	Higher	32, SSW
B4	RACETRAC #100	111 12TH AVE E	UST, Financial Assurance	Higher	422, WNW
B5	MOBIL-BRADENTON #388	1220 1ST ST W	LUST, UST, Financial Assurance	Higher	505, WNW
C6	BRADENTON CITY - GAR	701 13TH AVE WEST	LUST, UST, Financial Assurance	Lower	592, East
C7	BRADENTON CITY - YAR	707 13TH AVE E	LUST, UST	Lower	609, East
B8		101 11TH AVE W	EDR US Hist Auto Stat	Higher	655, NW
9	BRADENTON CITY-NEIGH	914 6TH AVE E	UST	Lower	861, NE
10	NATIONAL FOOD CENTER	909 1ST ST	LUST, UST	Higher	1059, NNW
D11	TROPICANA MANUFACTUR	1001 13TH AVE E	LUST, UST, AST, Financial Assurance	Lower	1605, East
D12		1001 13TH AVENUE EAS	SPILLS, ENG CONTROLS, INST CONTROL, AIRS, TIER 2	Lower	1605, East
13	FORMER CIRCLE K #734	727 HWY 301 E	LUST, UST	Lower	1744, NNW
14	SINGELTARY CONCRETE	408 13TH AVE W	LUST, UST, AST	Higher	1748, West
15	MILLER INSULATION CO	809 9TH ST E	LUST, UST	Lower	1970, NE
E16	MANATEE CNTY-HEALTH	410 6TH AVE E	LUST, UST	Lower	1974, NNE
E17	CONSTRUCTION WHOLESA	510 6TH AVE E	LUST, UST	Lower	1990, NNE
18	CHEVRON-MCNITT FOODM	520 1ST ST W	LUST, UST, Financial Assurance	Lower	2109, NNW
19	BRADENTON CITY - LIF	420 9TH AVE W	LUST, UST, Financial Assurance	Lower	2146, WNW
F20	BRADENTON GASIFICATI	INTERSECTION OF W. 6	CERC-NFRAP	Lower	2257, NW
F21	BRADENTON GASIFICATI	INT W 6TH AVE AND WE	EDR MGP	Lower	2307, NW
G22	BRADENTON PROPANE	525 17TH AVE W	LUST, UST, Financial Assurance	Higher	2353, SW
23	BRADENTON - FORMER F	912 7TH AVENUE EAST	US BROWNFIELDS	Lower	2455, NE
24	EV DISCOUNT TIRE	1205 W 7TH ST	LUST, UST	Higher	2475, West
G25	BRADENTON CITY-SOLID	1520 6TH ST W	LUST, UST, AST, Financial Assurance	Higher	2479, WSW
H26	FL DEPT OF TRANSPORT	701 E MANATEE AVE	LUST, UST	Lower	2515, NNE
H27	LMBR STORAGE	704 MANATEE AVE E	LUST, UST	Lower	2522, NNE
28	CITY FUEL OIL CO	419 6TH AVE W	LUST, AST	Lower	2547, NW
29	MANATEE CNTY SCHOOL	215 MANATEE AVE W	LUST, UST, Financial Assurance	Lower	2578, NNW

EXECUTIVE SUMMARY

TARGET PROPERTY SEARCH RESULTS

The target property was not listed in any of the databases searched by EDR.

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified in the following databases.

Elevations have been determined from the USGS Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified. Sites with an elevation equal to or higher than the target property have been differentiated below from sites with an elevation lower than the target property. Page numbers and map identification numbers refer to the EDR Radius Map report where detailed data on individual sites can be reviewed.

Sites listed in ***bold italics*** are in multiple databases.

Unmappable (orphan) sites are not considered in the foregoing analysis.

STANDARD ENVIRONMENTAL RECORDS

Federal CERCLIS NFRAP site List

CERC-NFRAP: A review of the CERC-NFRAP list, as provided by EDR, and dated 02/05/2013 has revealed that there is 1 CERC-NFRAP site within approximately 0.5 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
BRADENTON GASIFICATI	INTERSECTION OF W. 6	NW 1/4 - 1/2 (0.427 mi.)	F20	13

State and tribal leaking storage tank lists

LUST: A review of the LUST list, as provided by EDR, and dated 01/09/2013 has revealed that there are 20 LUST sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<i>BRADENTON CITY - LIF</i> Facility-Site Id: 9046841 Discharge Cleanup Status: NFA - NFA COMPLETE	<i>219 13TH AVE E</i>	<i>S 0 - 1/8 (0.004 mi.)</i>	<i>A2</i>	<i>7</i>
<i>MOBIL-BRADENTON #388</i> Facility-Site Id: 8623989 Discharge Cleanup Status: SA - SA ONGOING	<i>1220 1ST ST W</i>	<i>WNW 0 - 1/8 (0.096 mi.)</i>	<i>B5</i>	<i>8</i>
<i>NATIONAL FOOD CENTER</i> Facility-Site Id: 8942848 Discharge Cleanup Status: NREQ - CLEANUP NOT REQUIRED	<i>909 1ST ST</i>	<i>NNW 1/8 - 1/4 (0.201 mi.)</i>	<i>10</i>	<i>9</i>
<i>SINGELTARY CONCRETE</i> Facility-Site Id: 8839687 Discharge Cleanup Status: NFA - NFA COMPLETE	<i>408 13TH AVE W</i>	<i>W 1/4 - 1/2 (0.331 mi.)</i>	<i>14</i>	<i>11</i>
<i>BRADENTON PROPANE</i> Facility-Site Id: 8732739 Discharge Cleanup Status: RA - RA ONGOING	<i>525 17TH AVE W</i>	<i>SW 1/4 - 1/2 (0.446 mi.)</i>	<i>G22</i>	<i>13</i>

EXECUTIVE SUMMARY

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
EV DISCOUNT TIRE Facility-Site Id: 9810066 Discharge Cleanup Status: SRCR - SRCR COMPLETE	1205 W 7TH ST	W 1/4 - 1/2 (0.469 mi.)	24	14
BRADENTON CITY-SOLID Facility-Site Id: 9046831 Discharge Cleanup Status: NFA - NFA COMPLETE	1520 6TH ST W	WSW 1/4 - 1/2 (0.470 mi.)	G25	14
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
BRADENTON CITY - GAR Facility-Site Id: 9046829 Discharge Cleanup Status: NFA - NFA COMPLETE	701 13TH AVE WEST	E 0 - 1/8 (0.112 mi.)	C6	8
BRADENTON CITY - YAR Facility-Site Id: 9046832 Discharge Cleanup Status: NREQ - CLEANUP NOT REQUIRED	707 13TH AVE E	E 0 - 1/8 (0.115 mi.)	C7	9
TROPICANA MANUFACTUR Facility-Site Id: 8624435 Discharge Cleanup Status: NFA - NFA COMPLETE Discharge Cleanup Status: SRCR - SRCR COMPLETE <i>*Additional key fields are available in the Map Findings section</i>	1001 13TH AVE E	E 1/4 - 1/2 (0.304 mi.)	D11	10
FORMER CIRCLE K #734 Facility-Site Id: 8510964 Discharge Cleanup Status: SA - SA ONGOING	727 HWY 301 E	NNW 1/4 - 1/2 (0.330 mi.)	13	11
MILLER INSULATION CO Facility-Site Id: 9046011 Discharge Cleanup Status: SRCR - SRCR COMPLETE	809 9TH ST E	NE 1/4 - 1/2 (0.373 mi.)	15	11
MANATEE CNTY-HEALTH Facility-Site Id: 8944471 Discharge Cleanup Status: RA - RA ONGOING	410 6TH AVE E	NNE 1/4 - 1/2 (0.374 mi.)	E16	12
CONSTRUCTION WHOLES Facility-Site Id: 8624161 Discharge Cleanup Status: ENTD - ELIGIBLE - NO TASK LEVEL DATA	510 6TH AVE E	NNE 1/4 - 1/2 (0.377 mi.)	E17	12
CHEVRON-MCNITT FOODM Facility-Site Id: 8510778 Discharge Cleanup Status: NFA - NFA COMPLETE	520 1ST ST W	NNW 1/4 - 1/2 (0.399 mi.)	18	12
BRADENTON CITY - LIF Facility-Site Id: 9046839 Discharge Cleanup Status: ENTD - ELIGIBLE - NO TASK LEVEL DATA	420 9TH AVE W	WNW 1/4 - 1/2 (0.406 mi.)	19	13
FL DEPT OF TRANSPORT Facility-Site Id: 9602389 Discharge Cleanup Status: REPT - REPORT OF DISCHARGE RECEIVED	701 E MANATEE AVE	NNE 1/4 - 1/2 (0.476 mi.)	H26	15
LMBR STORAGE Facility-Site Id: 9100003 Discharge Cleanup Status: ENTD - ELIGIBLE - NO TASK LEVEL DATA	704 MANATEE AVE E	NNE 1/4 - 1/2 (0.478 mi.)	H27	15
CITY FUEL OIL CO Facility-Site Id: 9100228 Discharge Cleanup Status: SRCR - SRCR COMPLETE	419 6TH AVE W	NW 1/4 - 1/2 (0.482 mi.)	28	15
MANATEE CNTY SCHOOL Facility-Site Id: 8623985 Discharge Cleanup Status: RAP - RAP ONGOING	215 MANATEE AVE W	NNW 1/4 - 1/2 (0.488 mi.)	29	16

EXECUTIVE SUMMARY

State and tribal registered storage tank lists

UST: A review of the UST list, as provided by EDR, and dated 01/09/2013 has revealed that there are 8 UST sites within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
BRADENTON CITY - LIF Facility-Site Id: 9046841	219 13TH AVE E	S 0 - 1/8 (0.004 mi.)	A2	7
MANATEE CNTY SCHOOL Facility-Site Id: 8841900	202 13TH AVE E	SSW 0 - 1/8 (0.006 mi.)	A3	7
RACETRAC #100 Facility-Site Id: 9804703	111 12TH AVE E	WNW 0 - 1/8 (0.080 mi.)	B4	7
MOBIL-BRADENTON #388 Facility-Site Id: 8623989	1220 1ST ST W	WNW 0 - 1/8 (0.096 mi.)	B5	8
NATIONAL FOOD CENTER Facility-Site Id: 8942848	909 1ST ST	NNW 1/8 - 1/4 (0.201 mi.)	10	9
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
BRADENTON CITY - GAR Facility-Site Id: 9046829	701 13TH AVE WEST	E 0 - 1/8 (0.112 mi.)	C6	8
BRADENTON CITY - YAR Facility-Site Id: 9046832	707 13TH AVE E	E 0 - 1/8 (0.115 mi.)	C7	9
BRADENTON CITY-NEIGH Facility-Site Id: 9401426	914 6TH AVE E	NE 1/8 - 1/4 (0.163 mi.)	9	9

State and tribal institutional control / engineering control registries

ENG CONTROLS: A review of the ENG CONTROLS list, as provided by EDR, and dated 04/01/2013 has revealed that there is 1 ENG CONTROLS site within approximately 0.5 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
Not reported Facility-Site Id: 8624435	1001 13TH AVENUE EAS	E 1/4 - 1/2 (0.304 mi.)	D12	10

INST CONTROL: A review of the INST CONTROL list, as provided by EDR, and dated 04/01/2013 has revealed that there is 1 INST CONTROL site within approximately 0.5 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
Not reported Facility-Site Id: 8624435	1001 13TH AVENUE EAS	E 1/4 - 1/2 (0.304 mi.)	D12	10

EXECUTIVE SUMMARY

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS: A review of the US BROWNFIELDS list, as provided by EDR, and dated 12/10/2012 has revealed that there are 2 US BROWNFIELDS sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
BRADENTON - GROCERY	201 13TH AVENUE WEST	SSW 0 - 1/8 (0.004 mi.)	A1	7
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
BRADENTON - FORMER F	912 7TH AVENUE EAST	NE 1/4 - 1/2 (0.465 mi.)	23	14

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR MGP: A review of the EDR MGP list, as provided by EDR, has revealed that there is 1 EDR MGP site within approximately 1 mile of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
BRADENTON GASIFICATI	INT W 6TH AVE AND WE	NW 1/4 - 1/2 (0.437 mi.)	F21	13

EDR US Hist Auto Stat: A review of the EDR US Hist Auto Stat list, as provided by EDR, has revealed that there is 1 EDR US Hist Auto Stat site within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
Not reported	101 11TH AVE W	NW 0 - 1/8 (0.124 mi.)	B8	9

Count: 68 records.

ORPHAN SUMMARY

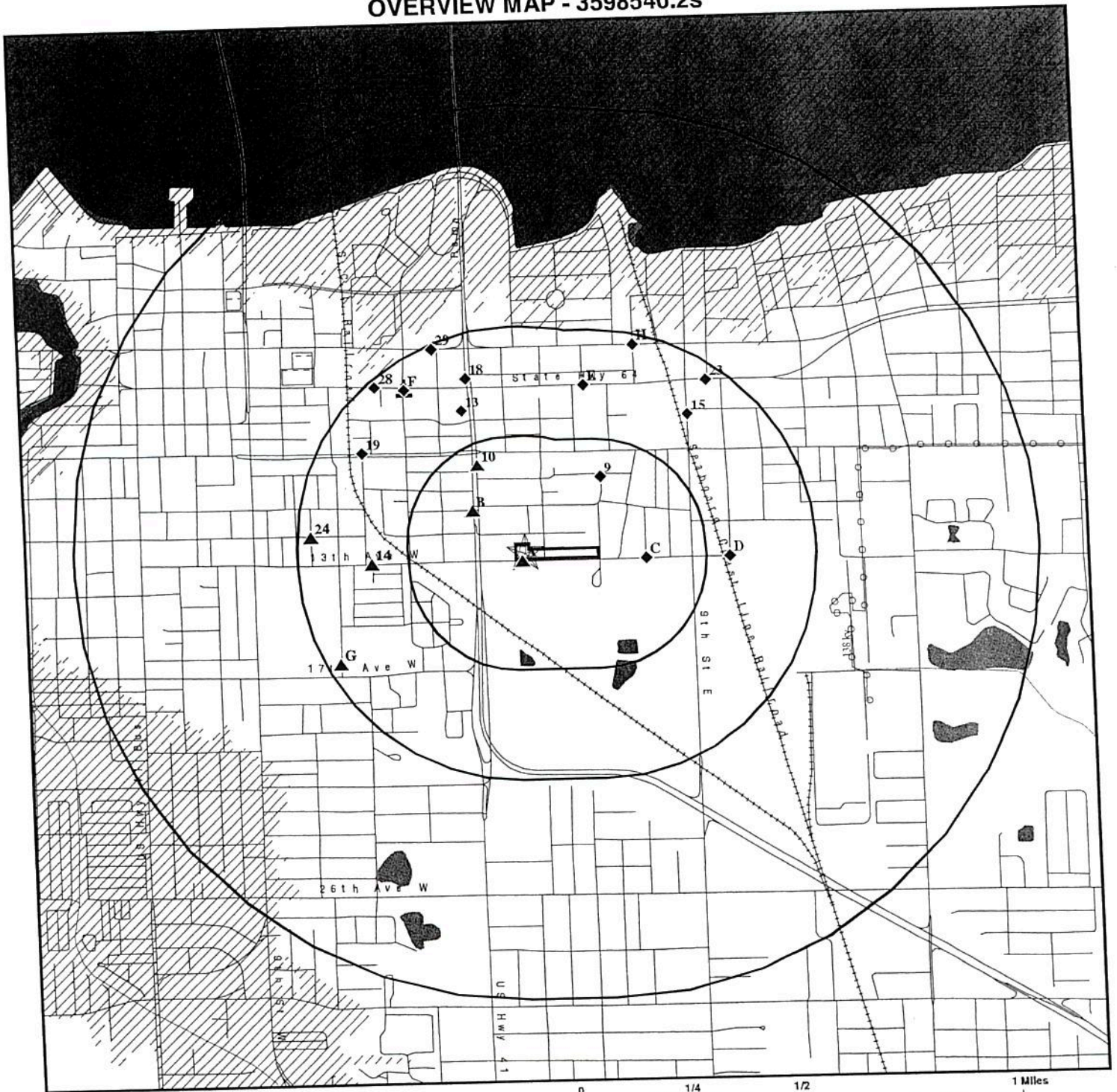
City	EDR ID	Site Name	Site Address	Zip	Database(s)
BRADENTON	1014471510	MANATEE COUNTY, OPERATIONS FACILIT	2906 12ST CT E	34208	RCRA-CESQG
BRADENTON	1008384310	SR-70A 15TH ST E OF FROM 150 S R -	15TH ST E AND 38TH AVE	34208	FINDS
BRADENTON	1011403217	SR-684 - CORTEZ RD	FR 17TH ST W TO E OF 42ND AVE		FINDS
BRADENTON	1008158585	MANATEE FURNITURE STORE	3015 1ST ST	34208	FINDS
BRADENTON	1014948534	9TH AVENUE EAST PROPERTIES	214TH AVE E & MARTIN LUTHER K	34208	US BROWNFIELDS
BRADENTON	1014207395	1201 WEST 21ST AVENUE R	1201 W 21ST AVE	34205	US CDL
BRADENTON	1010496484	TIDEVUE ESTATES SEWER & WATER - PH	42ND AVE & 10TH	34205	FINDS
BRADENTON	S113388291	VERIZON - BRADENTON MAIN CO - FL42	1017 W 4TH AVE		FINDS
BRADENTON	1011401058	57TH AVENUE WEST & EAST	57TH AVE FROM US 41 TO 15TH ST	34208	FINDS
BRADENTON	1014688168	CITY OF BRADENTON - MANATEE AV	608TH MANATEE AVE GIBBS E & R	34208	FINDS
BRADENTON	1007127318	MANATEE HARLEY DAVIDSON	624 & 628 67TH ST. CIRCLE E.	34208	FINDS
BRADENTON	1007084916	HARBOUR WALK SUBDIVISION - MAINSAI	SR 64 AND 48TH STREET EAST		RCRA NonGen / NLR, FINDS
BRADENTON	1000496728	MANATEE COUNTY WWTP	HC 64 & 14 MI EAST OF BRADENT	34208	FINDS
BRADENTON	1011436431	SR 64 - I - 75 TO LENA RD	115 6TH AVE E		FINDS
BRADENTON	1011408433	FDOT SR-93 - I-75 AT CSX - RR & SR	SR 93 @ SR 64	34208	TIER 2
BRADENTON	S107718243	FERRELLGAS - BRADENTON	1807 E 9TH ST	34208	TIER 2
BRADENTON	S111751085	PREFERRED MATERIALS - BRADENTON 9T	9TH ST		ICIS
BRADENTON	1011623743	MANATEE COUNTY PUBLIC WORKS	BRADENTON FL		NPDES
BRADENTON	S110633018	MANATEE TECHNICAL INSTITUTE - SR-7	NE CORNER OF & CARUSO RD	34208	FINDS
BRADENTON	1007085023	WAL-MART - BRADENTON(NE) FLORI	NORTHWEST CORNER OF SR 64 AND		NPDES
BRADENTON	S108977937	GATEWAY TO THE RANCH - WEST PLAZA	SW CORNER OF 87TH ST E & 54TH		NPDES
BRADENTON	S108977936	GATEWAY TO THE RANCH - EAST PLAZA	SE CORNER OF 87TH ST E & 54TH	34208	FINDS
BRADENTON	1009319626	TIDEWATER PRESERVE - PHASE 1	E END OF 48TH ST CT E		NPDES
BRADENTON	S111119088	CHASE - BRADENTON	4915 E HC 64		NPDES
BRADENTON	S109054106	BURGER KING - RANCH LAKE PLAZA	8502 E HC 70	34205	FINDS
BRADENTON	1008272599	MANATEE HIGH SCHOOL	1 HURRICANE LANE		FINDS
BRADENTON	1011398748	CASCADES AT SARASOTA RECREATION CE	LOCKWOOD RIDGE RD., N. OF WHIT		ERNS
BRADENTON	2003635825	13210 MANATEE AVE. W	13210 MANATEE AVE W		FINDS
BRADENTON	1011404354	BRADENTON - SARASOTA ARENA	3/4 MI N OF SR 70 AND +/- 2,40	34205	TIER 2
BRADENTON	S109615071	MANATEE FRUIT - WHITE BARN	NEAR 40 AVE W & 115TH ST W		CERCLIS, FINDS
BRADENTON	1000327514	TECO/DNR-PORT MANATEE SITE	NEAR COUNTY LINE RD & HARLEE		FINDS
BRADENTON	1011407378	TARA BLVD - PHASE 3 - SUBPHASE A &	EAST OF TARA BLVD., NORTH OF T		FINDS
BRADENTON	1011399115	BRADENTON - SARASOTA ARENA ROADWAY	N OF SR 70 E OF LAKEWOOD RANCH		AST
BRADENTON	A100010262	MANATEE FRUIT CO	POM FIELD COR		NPDES
BRADENTON	S107803206	HERITAGE HARBOUR - RIVERSTRAND - U	8720 A PORT HARBOUR PKWY		NPDES
BRADENTON	S110305161	RYE WILDERNESS - LOTS 2,4,6,10,16,	N RYE RD & 167TH BLVD NE	34208	FINDS
BRADENTON	1009650981	HIDDEN LAGOON - PHASE 2	SEC OAK ST & HUBBEL RD		FINDS
BRADENTON	1011404348	MARS - N TO SE REGIONAL WWTP PIPEL	SPENCER PARRISH RD TO GOLF COU	34208	SSTS
BRADENTON	1012053258	SPARKLE BRITE OF SARASOTA	6513 STATE HIGHWAY 64	34205	TIER 2
BRADENTON	S109142787	VERIZON FLORIDA - LENA RSU	7502 STATE HIGHWAY 64		DEDB
BRADENTON	S112283869		3815 STATE RIAD		NPDES
BRADENTON	S105162888	LAKE MANATEE RECREATION AREA WWTP	2007 STHY 64	34208	TIER 2
BRADENTON	S113388132	PREFERRED MATERIALS - BRADENTON 9T	9 STREET E		

Count: 68 records.

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
BRADENTON	1007848084	USF - CROSLEY CAMPUS CENTER	US TAMiami TRAIL & SEAGATE		
BRADENTON	2011010327	TROPICANA PROUCTS 1001 13TH A	TROPICANA PROUCTS 1001	00000	FINDS
BRADENTON	1014689068	MANATEE COUNTY - ORANGE RIDGE	UNKNOWN	34208	HMIRS
MANATEE COUNTY	S110334903	MANATEE SOUTHWEST RECLAIMED ASR	5101 65TH STREET WEST	34208	FINDS
MANATEE COUNTY	2010935280	FORT MANATEE BERTH 10	FORT MANATEE BERTH 10		UIC
MANATEE COUNTY	S110701761	GREEN VILLAGE - PHASE I	503 PINE AVE		ERNS
MANATEE COUNTY	S110334768	LAKE MANATEE ASR	17915 WATERLINE ROAD		UIC
PALMETTO	S108786648	NUCO 2 - PALMETTO	608 17TH ST		UIC
PALMETTO	A100325594	MANATEE CNTY UTIL LIFT STATION #N1	2508 28TH AVE	34221	TIER 2
PALMETTO	S107724530	TAYLOR AND FULTON - CANAL ROAD GRE	3009 28TH STCT E	34221	AST
PALMETTO	1012160689	PORT MANATEE WATER LINE INSTAL	NORTH DOCK STREET	34221	TIER 2
PALMETTO	1011428257	RIVIERA WALK EAST	HABEN BLVD & US 301	34221	FINDS
PALMETTO	1009727858	7 - ELEVEN STORE #33110	208 U.S. HWY 41 NORTH	34221	FINDS
PALMETTO	1009599548	PORT OF MANATEE	MANATEE COUNTY PORT AUTHORITY	34221	FINDS
PALMETTO	1011544786	PORT OF MANATEE	MANATEE COUNTY PORT AUTHORITY	34221	FINDS
PALMETTO	1011433418	LAGUNA AT RIVERA DUNES EAST	EAST OF RIVERA DUNES WAY & SOU	34221	ICIS
PALMETTO	1004457138	MANATEE SCRAP	PORT MANATEE COUNTY LINE RD	34221	FINDS
				34221	FTTS, HIST FTTS, FINDS, ENG
					CONTROLS, INST CONTROL
PALMETTO	S110960091	FP&L PORT MANATEE OIL STORAGE FACI	PRT MANATEE	34221	AIRS
PALMETTO	1005582814	MANATEE COUNTY PORT AUTH	300 REGAL CRUISEWAY STE 1	34221	FINDS
PALMETTO	1011566994	MANATEE COUNTY PORT AUTH	300 REGAL CRUISEWAY STE 1 P	34221	ICIS
PALMETTO	1011983813	SARASOTA LAND SERVICES HIGHWAY	1300 LF S OF BUCKEYE RD	34221	FINDS
PALMETTO	1011423298	PORT MANATEE	300 TAMPA BAY WAY STE 1	34221	FINDS
PALMETTO	1014692506	AJAX PAVING INDUSTRIES INC - P	UNKNOWN	34221	FINDS
PALMETTO	S110472094	FBENERGY MANATEE FACILITY, LLC	11805 USHY 41N	34221	AIRS
PINEY POINT	1007467400	EL PASO MANATEE ENERGY CENTER	1 MILE N.E. OF BUCKEYE ROAD AN	34221	FINDS

OVERVIEW MAP - 3598540.2s



Target Property

▲ Sites at elevations higher than or equal to the target property

◆ Sites at elevations lower than the target property

▲ Manufactured Gas Plants

■ National Priority List Sites

■ Dept. Defense Sites

Indian Reservations BIA

Power transmission lines

Oil & Gas pipelines from USGS

100-year flood zone

500-year flood zone

National Wetland Inventory

State Wetlands

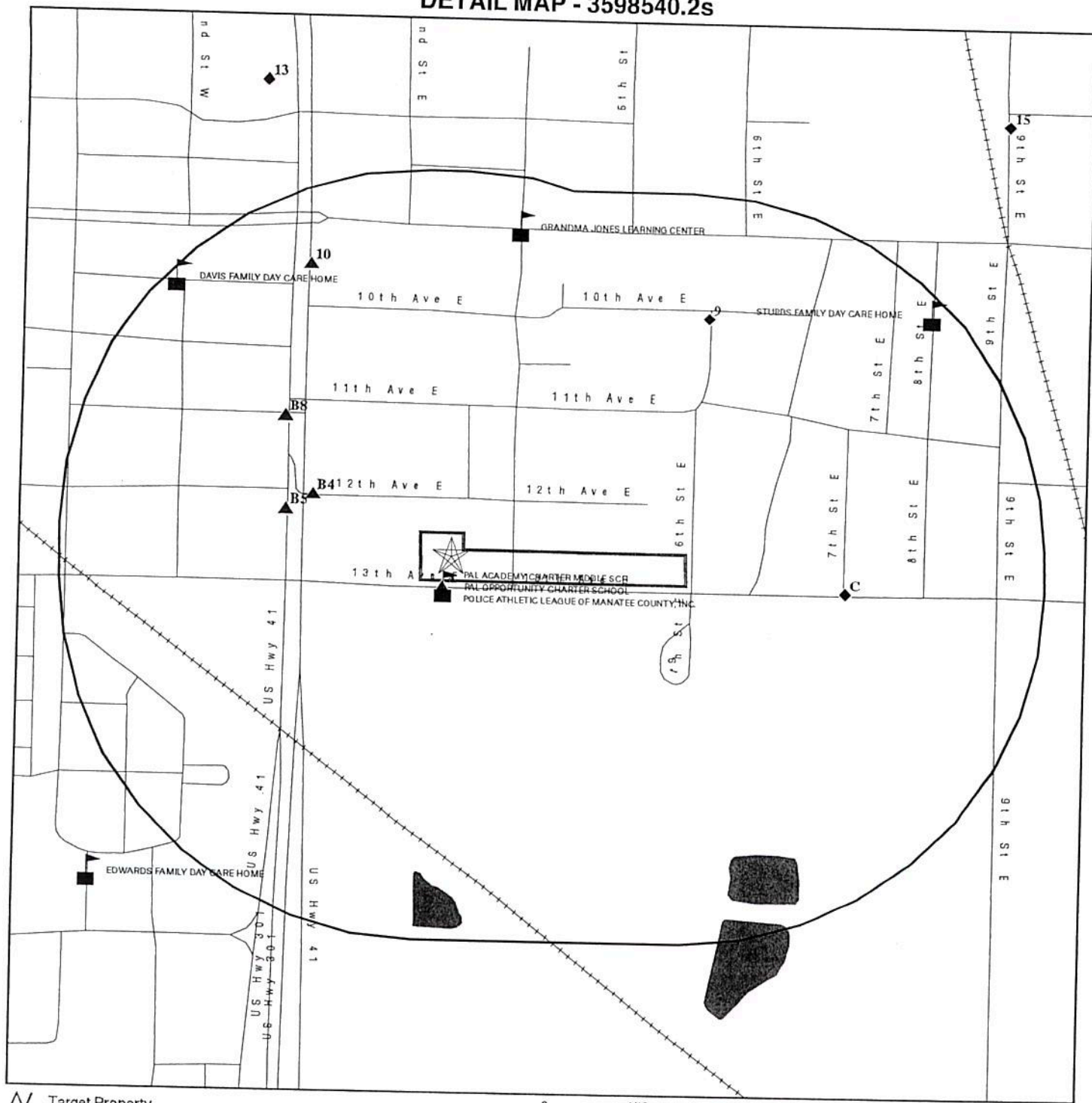
FL Brownfield

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: Sarasota Manatee MPO - TROP 13th Avenue East
ADDRESS: 223 13th Avenue East
Bradenton FL 34208
LAT/LONG: 27.4884 / 82.5611

CLIENT: Cardno TBE
CONTACT: Shawn Lasseter
INQUIRY #: 3598540.2s
DATE: May 06, 2013 4:43 pm

DETAIL MAP - 3598540.2s



- Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Manufactured Gas Plants
- ▲ Sensitive Receptors
- National Priority List Sites
- Dept. Defense Sites

- Indian Reservations BIA
- Oil & Gas pipelines from USGS
- 100-year flood zone
- 500-year flood zone
- National Wetland Inventory
- State Wetlands

FL Brownfield

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: Sarasota Manatee MPO - TROP 13th Avenue East
 ADDRESS: 223 13th Avenue East
 Bradenton FL 34208
 LAT/LONG: 27.4884 / 82.5611

CLIENT: Cardno TBE
 CONTACT: Shawn Lasseter
 INQUIRY #: 3598540.2s
 DATE: May 06, 2013 4:46 pm

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
STANDARD ENVIRONMENTAL RECORDS								
Federal NPL site list								
NPL	1.000		0	0	0	0	NR	0
Proposed NPL	1.000		0	0	0	0	NR	0
NPL LIENS	TP		NR	NR	NR	NR	NR	0
Federal Delisted NPL site list								
Delisted NPL	1.000		0	0	0	0	NR	0
Federal CERCLIS list								
CERCLIS	0.500		0	0	0	NR	NR	0
FEDERAL FACILITY	0.500		0	0	0	NR	NR	0
Federal CERCLIS NFRAP site List								
CERC-NFRAP	0.500		0	0	1	NR	NR	1
Federal RCRA CORRACTS facilities list								
CORRACTS	1.000		0	0	0	0	NR	0
Federal RCRA non-CORRACTS TSD facilities list								
RCRA-TSDF	0.500		0	0	0	NR	NR	0
Federal RCRA generators list								
RCRA-LQG	0.250		0	0	NR	NR	NR	0
RCRA-SQG	0.250		0	0	NR	NR	NR	0
RCRA-CESQG	0.250		0	0	NR	NR	NR	0
Federal institutional controls / engineering controls registries								
US ENG CONTROLS	0.500		0	0	0	NR	NR	0
US INST CONTROL	0.500		0	0	0	NR	NR	0
LUCIS	0.500		0	0	0	NR	NR	0
Federal ERNS list								
ERNS	TP		NR	NR	NR	NR	NR	0
State- and tribal - equivalent CERCLIS								
SHWS	1.000		0	0	0	0	NR	0
State and tribal landfill and/or solid waste disposal site lists								
SWF/LF	0.500		0	0	0	NR	NR	0
State and tribal leaking storage tank lists								
LUST	0.500		4	1	15	NR	NR	20
LAST	0.500		0	0	0	NR	NR	0
INDIAN LUST	0.500		0	0	0	NR	NR	0
State and tribal registered storage tank lists								
UST	0.250		6	2	NR	NR	NR	8

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
AST	0.250		0	0	NR	NR	NR	0
INDIAN UST	0.250		0	0	NR	NR	NR	0
FF TANKS	0.250		0	0	NR	NR	NR	0
FEMA UST	0.250		0	0	NR	NR	NR	0
State and tribal institutional control / engineering control registries								
ENG CONTROLS	0.500		0	0	1	NR	NR	1
INST CONTROL	0.500		0	0	1	NR	NR	1
State and tribal voluntary cleanup sites								
INDIAN VCP	0.500		0	0	0	NR	NR	0
VCP	0.500		0	0	0	NR	NR	0
State and tribal Brownfields sites								
BROWNFIELDS	0.500		0	0	0	NR	NR	0
ADDITIONAL ENVIRONMENTAL RECORDS								
Local Brownfield lists								
US BROWNFIELDS	0.500		1	0	1	NR	NR	2
Local Lists of Landfill / Solid Waste Disposal Sites								
ODI	0.500		0	0	0	NR	NR	0
DEBRIS REGION 9	0.500		0	0	0	NR	NR	0
SWRCY	0.500		0	0	0	NR	NR	0
INDIAN ODI	0.500		0	0	0	NR	NR	0
Local Lists of Hazardous waste / Contaminated Sites								
US CDL	TP		NR	NR	NR	NR	NR	0
FI Sites	1.000		0	0	0	0	NR	0
PRIORITYCLEANERS	0.500		0	0	0	NR	NR	0
US HIST CDL	TP		NR	NR	NR	NR	NR	0
Local Land Records								
LIENS 2	TP		NR	NR	NR	NR	NR	0
Records of Emergency Release Reports								
HMIRS	TP		NR	NR	NR	NR	NR	0
SPILLS	TP		NR	NR	NR	NR	NR	0
SPILLS 90	TP		NR	NR	NR	NR	NR	0
SPILLS 80	TP		NR	NR	NR	NR	NR	0
Other Ascertainable Records								
RCRA NonGen / NLR	0.250		0	0	NR	NR	NR	0
DOT OPS	TP		NR	NR	NR	NR	NR	0
DOD	1.000		0	0	0	0	NR	0
FUDS	1.000		0	0	0	0	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
CONSENT	1.000		0	0	0	0	NR	0
ROD	1.000		0	0	0	0	NR	0
UMTRA	0.500		0	0	0	NR	NR	0
US MINES	0.250		0	0	NR	NR	NR	0
TRIS	TP		NR	NR	NR	NR	NR	0
TSCA	TP		NR	NR	NR	NR	NR	0
FTTS	TP		NR	NR	NR	NR	NR	0
HIST FTTS	TP		NR	NR	NR	NR	NR	0
SSTS	TP		NR	NR	NR	NR	NR	0
ICIS	TP		NR	NR	NR	NR	NR	0
PADS	TP		NR	NR	NR	NR	NR	0
MLTS	TP		NR	NR	NR	NR	NR	0
RADINFO	TP		NR	NR	NR	NR	NR	0
FINDS	TP		NR	NR	NR	NR	NR	0
RAATS	TP		NR	NR	NR	NR	NR	0
RMP	TP		NR	NR	NR	NR	NR	0
UIC	TP		NR	NR	NR	NR	NR	0
DRYCLEANERS	0.250		0	0	NR	NR	NR	0
DEDB	0.250		0	0	NR	NR	NR	0
NPDES	TP		NR	NR	NR	NR	NR	0
AIRS	TP		NR	NR	NR	NR	NR	0
FL Cattle Dip. Vats	0.250		0	0	NR	NR	NR	0
TIER 2	TP		NR	NR	NR	NR	NR	0
INDIAN RESERV	1.000		0	0	0	0	NR	0
SCRD DRYCLEANERS	0.500		0	0	0	NR	NR	0
PRP	TP		NR	NR	NR	NR	NR	0
2020 COR ACTION	0.250		0	0	NR	NR	NR	0
US AIRS	TP		NR	NR	NR	NR	NR	0
EPA WATCH LIST	TP		NR	NR	NR	NR	NR	0
US FIN ASSUR	TP		NR	NR	NR	NR	NR	0
PCB TRANSFORMER	TP		NR	NR	NR	NR	NR	0
COAL ASH DOE	TP		NR	NR	NR	NR	NR	0
COAL ASH EPA	0.500		0	0	0	NR	NR	0
Financial Assurance	TP		NR	NR	NR	NR	NR	0

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR MGP	1.000	0	0	1	0	NR	1
EDR US Hist Auto Stat	0.250	1	0	NR	NR	NR	1
EDR US Hist Cleaners	0.250	0	0	NR	NR	NR	0

NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

Map ID
Direction
Distance
Elevation

MAP FINDINGS

	Site	Database(s)	EDR ID Number EPA ID Number
A1 SSW < 1/8 0.004 mi. 22 ft. Relative: Higher	BRADENTON - GROCERY STORE SITE 201 13TH AVENUE WEST BRADENTON, FL 34208 Click here for full text details	US BROWNFIELDS	1014948628 N/A
A2 South < 1/8 0.004 mi. 22 ft. Relative: Higher	BRADENTON CITY - LIFT STATION #11 219 13TH AVE E BRADENTON, FL 34208 Click here for full text details LUST Facility Status: CLOSED Facility-Site Id: 9046841 Discharge Cleanup Status: NFA - NFA COMPLETE UST Facility Status: CLOSED Facility-Site Id: 9046841 Tank Status: Removed Financial Assurance Facility Status: CLOSED	LUST UST Financial Assurance	U001360950 N/A
A3 SSW < 1/8 0.006 mi. 32 ft. Relative: Higher	MANATEE CNTY SCHOOL BD-BRADENTON MID E 202 13TH AVE E BRADENTON, FL 34208 Click here for full text details	UST	U001360827 N/A
B4 WNW < 1/8 0.080 mi. 422 ft. Relative: Higher	RACETRAC #100 111 12TH AVE E BRADENTON, FL 34208 Click here for full text details UST Facility Status: OPEN Facility-Site Id: 9804703 Tank Status: In service Financial Assurance	UST Financial Assurance	U003853629 N/A

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Database(s) EDR ID Number
EPA ID Number

RACETRAC #100 (Continued)

U003853629

Facility Status: OPEN

B5
WNW
< 1/8
0.096 mi.
505 ft.

MOBIL-BRADENTON #388
1220 1ST ST W
BRADENTON, FL 34208

LUST U001360496
UST N/A
Financial Assurance

Relative:
Higher

[Click here for full text details](#)

LUST

Facility Status: OPEN
Facility-Site Id: 8623989
Discharge Cleanup Status: SA - SA ONGOING

UST

Facility Status: OPEN
Facility-Site Id: 8623989
Tank Status: In service
Tank Status: Removed

Financial Assurance

Facility Status: OPEN

C6
East
< 1/8
0.112 mi.
592 ft.

BRADENTON CITY - GARAGE
701 13TH AVE WEST
BRADENTON, FL 34208

LUST U001360941
UST N/A
Financial Assurance

Relative:
Lower

[Click here for full text details](#)

LUST

Facility Status: OPEN
Facility-Site Id: 9046829
Discharge Cleanup Status: NFA - NFA COMPLETE

UST

Facility Status: OPEN
Facility-Site Id: 9046829
Tank Status: In service
Tank Status: Removed

Financial Assurance

Facility Status: OPEN

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

C7
East
< 1/8
0.115 mi.
609 ft.

BRADENTON CITY - YARD
707 13TH AVE E
BRADENTON, FL 34208

LUST U001360944
UST N/A

Relative:
Lower

[Click here for full text details](#)

LUST

Facility Status: CLOSED
Facility-Site Id: 9046832
Discharge Cleanup Status: NREQ - CLEANUP NOT REQUIRED

UST

Facility Status: CLOSED
Facility-Site Id: 9046832
Tank Status: Removed

B8
NW
< 1/8
0.124 mi.
655 ft.

101 11TH AVE W
BRADENTON, FL 34205

EDR US Hist Auto Stat 1015123936
N/A

Relative:
Higher

[Click here for full text details](#)

9
NE
1/8-1/4
0.163 mi.
861 ft.

BRADENTON CITY-NEIGHBORHOOD REDEVELOP
914 6TH AVE E
BRADENTON, FL 34208

UST U003336192
N/A

Relative:
Lower

[Click here for full text details](#)

UST

Facility Status: CLOSED
Facility-Site Id: 9401426
Tank Status: Removed

10
NNW
1/8-1/4
0.201 mi.
1059 ft.

NATIONAL FOOD CENTER
909 1ST ST
BRADENTON, FL 34208

LUST U001360853
UST N/A

Relative:
Higher

[Click here for full text details](#)

LUST

Facility Status: CLOSED
Facility-Site Id: 8942848
Discharge Cleanup Status: NREQ - CLEANUP NOT REQUIRED

UST

Facility Status: CLOSED
Facility-Site Id: 8942848
Tank Status: Removed

MAP FINDINGS

Map ID	Direction	Distance	Elevation	Site	Database(s)	EDR ID Number	EPA ID Number
--------	-----------	----------	-----------	------	-------------	---------------	---------------

D11
 East
 1/4-1/2
 0.304 mi.
 1605 ft.

TROPICANA MANUFACTURING CO INC
 1001 13TH AVE E
 BRADENTON, FL 34208

LUST U003657333
UST N/A
AST
 Financial Assurance

Relative:
 Lower

[Click here for full text details](#)

LUST

Facility Status: OPEN
 Facility-Site Id: 8624435
 Discharge Cleanup Status: NFA - NFA COMPLETE
 Discharge Cleanup Status: SRCR - SRCR COMPLETE
 Discharge Cleanup Status: RA - RA ONGOING

UST

Facility Status: OPEN
 Facility Status: CLOSED
 Facility-Site Id: 8624435
 Facility-Site Id: 8732472
 Tank Status: Removed
 Tank Status: Closed in place

AST

Facility-Site Id: 8624435
 Facility-Site Id: 8732472
 Facility Status: CLOSED
 Facility Status: OPEN

Financial Assurance

Facility Status: OPEN

D12
 East
 1/4-1/2
 0.304 mi.
 1605 ft.

1001 13TH AVENUE EAST
 BRADENTON, FL

SPILLS S110117892
ENG CONTROLS N/A
INST CONTROL
AIRS
TIER 2

Relative:
 Lower

[Click here for full text details](#)

ENG CONTROLS

Facility-Site Id: 8624435

INST CONTROL

Facility-Site Id: 8624435

AIRS

Facility Id: 810007
 Facility Status: A

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

13
NNW
1/4-1/2
0.330 mi.
1744 ft.

FORMER CIRCLE K #7344
727 HWY 301 E
BRADENTON, FL 34208

LUST U001360431
UST N/A

Relative:
Lower

[Click here for full text details](#)

LUST

Facility Status: CLOSED
Facility-Site Id: 8510964
Discharge Cleanup Status: SA - SA ONGOING

UST

Facility Status: CLOSED
Facility-Site Id: 8510964
Tank Status: Removed

14
West
1/4-1/2
0.331 mi.
1748 ft.

SINGELTARY CONCRETE PRODUCTS INC
408 13TH AVE W
BRADENTON, FL 34205

LUST U001360802
UST N/A
AST

Relative:
Higher

[Click here for full text details](#)

LUST

Facility Status: CLOSED
Facility-Site Id: 8839687
Discharge Cleanup Status: NFA - NFA COMPLETE

UST

Facility Status: CLOSED
Facility-Site Id: 8839687
Tank Status: Closed in place

AST

Facility-Site Id: 8839687
Facility Status: CLOSED

15
NE
1/4-1/2
0.373 mi.
1970 ft.

MILLER INSULATION CO
809 9TH ST E
BRADENTON, FL 34208

LUST U000135108
UST N/A

Relative:
Lower

[Click here for full text details](#)

LUST

Facility Status: CLOSED
Facility-Site Id: 9046011
Discharge Cleanup Status: SRCR - SRCR COMPLETE

UST

Facility Status: CLOSED
Facility-Site Id: 9046011
Tank Status: Removed

MAP FINDINGS

Map ID
Direction
Distance
Elevation

Site

Database(s)

EDR ID Number
EPA ID Number

E16
NNE
1/4-1/2
0.374 mi.
1974 ft.

MANATEE CNTY-HEALTH DEPT
410 6TH AVE E
BRADENTON, FL 34208

[Click here for full text details](#)

Relative:
Lower

LUST

Facility Status: CLOSED
Facility-Site Id: 8944471
Discharge Cleanup Status: RA - RA ONGOING

UST

Facility Status: CLOSED
Facility-Site Id: 8944471
Tank Status: Removed

LUST U001360890
UST N/A

E17
NNE
1/4-1/2
0.377 mi.
1990 ft.

CONSTRUCTION WHOLESALE CO
510 6TH AVE E
BRADENTON, FL 34208

[Click here for full text details](#)

Relative:
Lower

LUST

Facility Status: CLOSED
Facility-Site Id: 8624161
Discharge Cleanup Status: ENTD - ELIGIBLE - NO TASK LEVEL DATA

UST

Facility Status: CLOSED
Facility-Site Id: 8624161
Tank Status: Removed

LUST U001360533
UST N/A

18
NNW
1/4-1/2
0.399 mi.
2109 ft.

CHEVRON-MCNITT FOODMART
520 1ST ST W
BRADENTON, FL 34208

[Click here for full text details](#)

Relative:
Lower

LUST

Facility Status: CLOSED
Facility-Site Id: 8510778
Discharge Cleanup Status: NFA - NFA COMPLETE

UST

Facility Status: CLOSED
Facility-Site Id: 8510778
Tank Status: Removed

Financial Assurance
Facility Status: CLOSED

LUST U003107557
UST N/A
Financial Assurance

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

19
WNW
1/4-1/2
0.406 mi.
2146 ft.

BRADENTON CITY - LIFT STATION #17
420 9TH AVE W
BRADENTON, FL 34205

LUST
UST
Financial Assurance

U003109704
N/A

Relative:
Lower

[Click here for full text details](#)

LUST

Facility Status: CLOSED
Facility-Site Id: 9046839
Discharge Cleanup Status: ENTD - ELIGIBLE - NO TASK LEVEL DATA

UST

Facility Status: CLOSED
Facility-Site Id: 9046839
Tank Status: Removed

Financial Assurance

Facility Status: CLOSED

F20
NW
1/4-1/2
0.427 mi.
2257 ft.

BRADENTON GASIFICATION PLANT
INTERSECTION OF W. 6TH AVE. @ 3RD ST.
BRADENTON, FL 33505

CERC-NFRAP
1003869240
FLD984169185

Relative:
Lower

[Click here for full text details](#)

CERC-NFRAP

EPA Id: FLD984169185

F21
NW
1/4-1/2
0.437 mi.
2307 ft.

BRADENTON GASIFICATION PLANT
INT W 6TH AVE AND WEST 3RD STREET
BRADENTON, FL 33505

EDR MGP
1008407158
N/A

Relative:
Lower

[Click here for full text details](#)

G22
SW
1/4-1/2
0.446 mi.
2353 ft.

BRADENTON PROPANE
525 17TH AVE W
BRADENTON, FL 34205

LUST
UST
Financial Assurance

U001360688
N/A

Relative:
Higher

[Click here for full text details](#)

LUST

Facility Status: CLOSED
Facility-Site Id: 8732739
Discharge Cleanup Status: RA - RA ONGOING

UST

Facility Status: CLOSED
Facility-Site Id: 8732739

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Database(s) EDR ID Number
EPA ID Number

Site

U001360688

BRADENTON PROPANE (Continued)

Tank Status: Removed

Financial Assurance

Facility Status: CLOSED

23
NE
1/4-1/2
0.465 mi.
2455 ft.

Relative:
Lower

BRADENTON - FORMER FIRE STATION SITE
912 7TH AVENUE EAST
BRADENTON, FL 34208

US BROWNFIELDS 1014948627
N/A

[Click here for full text details](#)

24
West
1/4-1/2
0.469 mi.
2475 ft.

Relative:
Higher

EV DISCOUNT TIRE
1205 W 7TH ST
BRADENTON, FL 34205

LUST U004119447
UST N/A

[Click here for full text details](#)

LUST

Facility Status: CLOSED

Facility-Site Id: 9810066

Discharge Cleanup Status: SRCR - SRCR COMPLETE

UST

Facility Status: CLOSED

Facility-Site Id: 9810066

Tank Status: Removed

G25
WSW
1/4-1/2
0.470 mi.
2479 ft.

Relative:
Higher

BRADENTON CITY-SOLID WASTE FUELING
1520 6TH ST W
BRADENTON, FL 34205

LUST U003109702
UST N/A
AST
Financial Assurance

[Click here for full text details](#)

LUST

Facility Status: OPEN

Facility-Site Id: 9046831

Discharge Cleanup Status: NFA - NFA COMPLETE

UST

Facility Status: OPEN

Facility-Site Id: 9046831

Tank Status: Removed

AST

Facility-Site Id: 9046831

Facility Status: OPEN

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

BRADENTON CITY-SOLID WASTE FUELING (Continued)

U003109702

Financial Assurance

Facility Status: OPEN

H26
NNE
1/4-1/2
0.476 mi.
2515 ft.

FL DEPT OF TRANSPORTATION-HARRY'S AUTO SUPPLY
701 E MANATEE AVE
BRADENTON, FL 33505

LUST U003167468
UST N/A

Relative:
Lower

[Click here for full text details](#)

LUST

Facility Status: CLOSED

Facility-Site Id: 9602389

Discharge Cleanup Status: REPT - REPORT OF DISCHARGE RECEIVED

UST

Facility Status: CLOSED

Facility-Site Id: 9602389

Tank Status: Removed

H27
NNE
1/4-1/2
0.478 mi.
2522 ft.

LMBR STORAGE
704 MANATEE AVE E
BRADENTON, FL 34208

LUST U001360957
UST N/A

Relative:
Lower

[Click here for full text details](#)

LUST

Facility Status: CLOSED

Facility-Site Id: 9100003

Discharge Cleanup Status: ENTD - ELIGIBLE - NO TASK LEVEL DATA

UST

Facility Status: CLOSED

Facility-Site Id: 9100003

Tank Status: Removed

28
NW
1/4-1/2
0.482 mi.
2547 ft.

CITY FUEL OIL CO
419 6TH AVE W
BRADENTON, FL 34205

LUST S101264825
AST N/A

Relative:
Lower

[Click here for full text details](#)

LUST

Facility Status: CLOSED

Facility-Site Id: 9100228

Discharge Cleanup Status: SRCR - SRCR COMPLETE

AST

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Database(s) EDR ID Number
EPA ID Number

Site

S101264825

CITY FUEL OIL CO (Continued)

Facility-Site Id: 9100228
Facility Status: CLOSED

29
NNW
1/4-1/2
0.488 mi.
2578 ft.

Relative:
Lower

MANATEE CNTY SCHOOL BD-ADMIN BLDG
215 MANATEE AVE W
BRADENTON, FL 34205

[Click here for full text details](#)

LUST

Facility Status: CLOSED
Facility-Site Id: 8623985
Discharge Cleanup Status: RAP - RAP ONGOING

UST

Facility Status: CLOSED
Facility-Site Id: 8623985
Tank Status: Removed

Financial Assurance

Facility Status: CLOSED

LUST U001360493
UST N/A

Financial Assurance

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl Date	Active Date
FL	AIRS	Permitted Facilities Listing	Department of Environmental Protection	02/04/2013	02/05/2013	03/13/2013
FL	AST	Storage Tank Facility Information	Department of Environmental Protection	01/09/2013	02/05/2013	03/08/2013
FL	BROWNFIELDS	Brownfield Areas	Department of Environmental Protection	04/01/2013	04/09/2013	04/18/2013
FL	DEDB	Ethylene Dibromide Database Results	Department of Environmental Protection	01/07/2013	01/08/2013	01/25/2013
FL	DRYCLEANERS	Drycleaning Facilities	Department of Environmental Protection	01/25/2013	01/29/2013	03/13/2013
FL	ENG CONTROLS	Institutional Controls Registry	Department of Environmental Protection	04/01/2013	04/09/2013	04/19/2013
FL	FF TANKS	Federal Facilities Listing	Department of Environmental Protection	04/08/2013	04/09/2013	04/18/2013
FL	FL Cattle Dip. Vats	Cattle Dipping Vats	Department of Environmental Protection	02/04/2005	06/29/2007	07/11/2007
FL	FL SITES	Sites List	Department of Environmental Protection	12/31/1989	05/09/1994	08/04/1994
FL	Financial Assurance 1	Financial Assurance Information Listing	Department of Environmental Protection	02/05/2013	02/06/2013	03/13/2013
FL	Financial Assurance 2	Financial Assurance Information Listing	Department of Environmental Protection	02/04/2013	02/05/2013	03/13/2013
FL	Financial Assurance 3	Financial Assurance Information Listing	Department of Environmental Protection	01/09/2013	02/05/2013	03/13/2013
FL	Inst Control	Institutional Controls Registry	Department of Environmental Protection	04/01/2013	04/09/2013	04/19/2013
FL	LAST	Leaking Aboveground Storage Tank Listing	Department of Environmental Protection	02/04/2013	02/05/2013	03/13/2013
FL	LUST	Petroleum Contamination Detail Report	Department of Environmental Protection	01/09/2013	02/05/2013	03/13/2013
FL	PRIORITYCLEANERS	Priority Ranking List	Department of Environmental Protection	01/03/2013	02/19/2013	03/13/2013
FL	SHWS	Florida's State-Funded Action Sites	Department of Environmental Protection	02/01/2013	02/26/2013	03/13/2013
FL	SPILLS	Oil and Hazardous Materials Incidents	Department of Environmental Protection	01/15/2013	01/16/2013	01/25/2013
FL	SPILLS 80	SPILLS80 data from FirstSearch	FirstSearch	09/01/2001	01/03/2013	03/06/2013
FL	SPILLS 90	SPILLS90 data from FirstSearch	FirstSearch	12/10/2012	01/03/2013	03/04/2013
FL	SWF/LF	Solid Waste Facility Database	Department of Environmental Protection	01/21/2013	01/22/2013	03/13/2013
FL	SWRCY	Recycling Centers	Department of Environmental Protection	12/31/2011	11/13/2012	12/05/2012
FL	TIER 2	Tier 2 Facility Listing	Department of Environmental Protection	12/31/2011	04/03/2013	04/23/2013
FL	UIC	Underground Injection Wells Database Listing	Department of Environmental Protection	01/30/2013	01/31/2013	03/13/2013
FL	UST	Storage Tank Facility Information	Department of Environmental Protection	01/09/2013	02/05/2013	03/08/2013
FL	VCP	Voluntary Cleanup Sites	Department of Environmental Protection	03/11/2013	03/12/2013	04/18/2013
FL	WASTEWATER	Wastewater Facility Regulation Database	Department of Environmental Protection	02/04/2013	02/12/2013	03/15/2013
US	2020 COR ACTION	2020 Corrective Action Program List	Environmental Protection Agency	11/11/2011	05/18/2012	05/25/2012
US	BRS	Biennial Reporting System	EPA/NTIS	12/31/2011	02/26/2013	04/19/2013
US	CERCLIS	Comprehensive Environmental Response, Compensation, and Liab	EPA	02/04/2013	03/01/2013	03/13/2013
US	CERCLIS-NFRAP	CERCLIS No Further Remedial Action Planned	EPA	02/05/2013	03/01/2013	03/13/2013
US	COAL ASH DOE	Steam-Electric Plant Operation Data	Department of Energy	12/31/2005	08/07/2009	10/22/2009
US	COAL ASH EPA	Coal Combustion Residues Surface Impoundments List	Environmental Protection Agency	08/17/2010	01/03/2011	03/21/2011
US	CONSENT	Superfund (CERCLA) Consent Decrees	Department of Justice, Consent Decree Library	12/31/2011	01/15/2013	03/13/2013
US	CORRACTS	Corrective Action Report	EPA	02/12/2013	02/21/2013	02/27/2013
US	DEBRIS REGION 9	Torres Martinez Reservation Illegal Dump Site Locations	EPA, Region 9	01/12/2009	05/07/2009	09/21/2009
US	DELISTED NPL	National Priority List Deletions	EPA	02/01/2013	03/01/2013	03/13/2013
US	DOD	Department of Defense Sites	USGS	12/31/2005	11/10/2006	01/11/2007
US	DOT OPS	Incident and Accident Data	Department of Transportation, Office of Pipeli	07/31/2012	08/07/2012	09/18/2012
US	EDR MGP	EDR Proprietary Manufactured Gas Plants	EDR, Inc.			
US	EDR US Hist Auto Stat	EDR Exclusive Historic Gas Stations	EDR, Inc.			
US	EDR US Hist Auto Stat	EDR Proprietary Historic Gas Stations - Cole				
US	EDR US Hist Cleaners	EDR Proprietary Historic Dry Cleaners - Cole				
US	EDR US Hist Cleaners	EDR Exclusive Historic Dry Cleaners				
US	EPA WATCH LIST	EPA WATCH LIST	EDR, Inc.			
US	ERNS	Emergency Response Notification System	Environmental Protection Agency	07/31/2012	08/13/2012	09/18/2012
US	FEDERAL FACILITY	Federal Facility Site Information listing	National Response Center, United States Coast	12/31/2012	01/17/2013	02/15/2013
			Environmental Protection Agency	07/31/2012	10/09/2012	12/20/2012

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl Date	Active Date
US	FEDLAND	Federal and Indian Lands	U.S. Geological Survey	12/31/2005	02/06/2006	01/11/2007
US	FEMA UST	Underground Storage Tank Listing	FEMA	01/01/2010	02/16/2010	04/12/2010
US	FINDS	Facility Index System/Facility Registry System	EPA	10/23/2011	12/13/2011	03/01/2012
US	FTTS	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fu	EPA/Office of Prevention, Pesticides and Toxi	04/09/2009	04/16/2009	05/11/2009
US	FTTS INSP	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fu	EPA	04/09/2009	04/16/2009	05/11/2009
US	FUDS	Formerly Used Defense Sites	U.S. Army Corps of Engineers	12/31/2011	02/26/2013	03/13/2013
US	HIST FTTS	FIFRA/TSCA Tracking System Administrative Case Listing	Environmental Protection Agency	10/19/2006	03/01/2007	04/10/2007
US	HIST FTTS INSP	FIFRA/TSCA Tracking System Inspection & Enforcement Case Lis	Environmental Protection Agency	10/19/2006	03/01/2007	04/10/2007
US	HMIRS	Hazardous Materials Information Reporting System	U.S. Department of Transportation	12/31/2012	01/03/2013	02/27/2013
US	ICIS	Integrated Compliance Information System	Environmental Protection Agency	07/20/2011	11/10/2011	01/10/2012
US	INDIAN LUST R1	Leaking Underground Storage Tanks on Indian Land	EPA Region 1	09/28/2012	11/01/2012	04/12/2013
US	INDIAN LUST R10	Leaking Underground Storage Tanks on Indian Land	EPA Region 10	02/05/2013	02/06/2013	04/12/2013
US	INDIAN LUST R4	Leaking Underground Storage Tanks on Indian Land	EPA Region 4	02/06/2013	02/08/2013	04/12/2013
US	INDIAN LUST R6	Leaking Underground Storage Tanks on Indian Land	EPA Region 4	09/12/2011	09/13/2011	11/11/2011
US	INDIAN LUST R7	Leaking Underground Storage Tanks on Indian Land	EPA Region 6	12/31/2012	02/28/2013	04/12/2013
US	INDIAN LUST R8	Leaking Underground Storage Tanks on Indian Land	EPA Region 7	08/27/2012	08/28/2012	10/16/2012
US	INDIAN LUST R9	Leaking Underground Storage Tanks on Indian Land	EPA Region 8	03/01/2013	03/01/2013	04/12/2013
US	INDIAN ODI	Report on the Status of Open Dumps on Indian Lands	Environmental Protection Agency	12/31/1998	12/03/2007	01/24/2008
US	INDIAN RESERV	Indian Reservations	Environmental Protection Agency	12/31/2005	12/08/2006	01/11/2007
US	INDIAN UST R1	Underground Storage Tanks on Indian Land	USGS	09/28/2012	11/07/2012	04/12/2013
US	INDIAN UST R10	Underground Storage Tanks on Indian Land	EPA, Region 1	02/05/2013	02/06/2013	04/12/2013
US	INDIAN UST R4	Underground Storage Tanks on Indian Land	EPA Region 10	02/06/2013	02/08/2013	04/12/2013
US	INDIAN UST R5	Underground Storage Tanks on Indian Land	EPA Region 4	08/02/2012	08/03/2012	11/05/2012
US	INDIAN UST R6	Underground Storage Tanks on Indian Land	EPA Region 5	05/10/2011	05/11/2011	06/14/2011
US	INDIAN UST R7	Underground Storage Tanks on Indian Land	EPA Region 6	12/31/2012	02/28/2013	04/12/2013
US	INDIAN UST R8	Underground Storage Tanks on Indian Land	EPA Region 7	08/27/2012	08/28/2012	10/16/2012
US	INDIAN UST R9	Underground Storage Tanks on Indian Land	EPA Region 8	02/21/2013	02/26/2013	04/12/2013
US	INDIAN VCP R1	Underground Storage Tanks on Indian Land	EPA Region 9	09/28/2012	10/02/2012	10/16/2012
US	INDIAN VCP R7	Underground Storage Tanks on Indian Land	EPA, Region 1	03/20/2008	04/22/2008	05/19/2008
US	LIENS 2	Voluntary Cleanup Priority Listing	EPA, Region 7	02/16/2012	03/26/2012	06/14/2012
US	LUCIS	Voluntary Cleanup Priority Lisitng	Environmental Protection Agency	12/09/2005	12/11/2006	01/11/2007
US	MLTS	CERCLA Lien Information	Department of the Navy	06/21/2011	07/15/2011	09/13/2011
US	NPL	Land Use Control Information System	Nuclear Regulatory Commission	02/01/2013	03/01/2013	03/13/2013
US	NPL LIENS	Material Licensing Tracking System	EPA	10/15/1991	02/02/1994	03/30/1994
US	ODI	National Priority List	EPA	06/30/1985	08/09/2004	09/17/2004
US	PADS	Federal Superfund Liens	Environmental Protection Agency	11/01/2010	11/10/2010	02/16/2011
US	PCB TRANSFORMER	Open Dump Inventory	EPA	02/01/2011	10/19/2011	01/10/2012
US	PRP	PCB Activity Database System	Environmental Protection Agency	12/02/2012	01/03/2013	03/13/2013
US	Proposed NPL	PCB Transformer Registration Database	EPA	02/01/2013	03/01/2013	03/13/2013
US	RAATS	Potentially Responsible Parties	EPA	04/17/1995	07/03/1995	08/07/1995
US	RADINFO	Proposed National Priority List Sites	EPA	01/08/2013	01/09/2013	04/12/2013
US	RCRA NonGen / NLR	RCRA Administrative Action Tracking System	Environmental Protection Agency	02/12/2013	02/15/2013	02/27/2013
US	RCRA-CESQG	Radiation Information Database	Environmental Protection Agency	02/12/2013	02/15/2013	02/27/2013
US	RCRA-LQG	RCRA - Non Generators	Environmental Protection Agency	02/12/2013	02/15/2013	02/27/2013
US	RCRA-SQG	RCRA - Conditionally Exempt Small Quantity Generators	Environmental Protection Agency	02/12/2013	02/15/2013	02/27/2013
US	RCRA-TSDF	RCRA - Large Quantity Generators	Environmental Protection Agency	02/12/2013	02/15/2013	02/27/2013
US	RMP	RCRA - Small Quantity Generators	Environmental Protection Agency	05/08/2012	05/25/2012	07/10/2012
		RCRA - Treatment, Storage and Disposal	Environmental Protection Agency			
		Risk Management Plans	Environmental Protection Agency			

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl. Date	Active Date
US	ROD	Records Of Decision	EPA	12/18/2012	03/13/2013	04/12/2013
US	SCRD DRYCLEANERS	State Coalition for Remediation of Drycleaners Listing	Environmental Protection Agency	03/07/2011	03/09/2011	05/02/2011
US	SSTS	Section 7 Tracking Systems	EPA	12/31/2009	12/10/2010	02/25/2011
US	TRIS	Toxic Chemical Release Inventory System	EPA	12/31/2009	09/01/2011	01/10/2012
US	TSCA	Toxic Substances Control Act	EPA	12/31/2006	09/29/2010	12/02/2010
US	UMTRA	Uranium Mill Tailings Sites	Department of Energy	09/14/2010	10/07/2011	03/01/2012
US	US AIRS (AFS)	Aerometric Information Retrieval System Facility Subsystem (EPA	11/15/2012	11/16/2012	02/15/2013
US	US AIRS MINOR	Air Facility System Data	EPA	11/15/2012	11/16/2012	02/15/2013
US	US BROWNFIELDS	A Listing of Brownfields Sites	Environmental Protection Agency	12/10/2012	12/11/2012	12/20/2012
US	US CDL	Clandestine Drug Labs	Drug Enforcement Administration	11/14/2012	12/11/2012	02/15/2013
US	US ENG CONTROLS	Engineering Controls Sites List	Environmental Protection Agency	12/19/2012	12/26/2012	02/27/2013
US	US FIN ASSUR	Financial Assurance Information	Environmental Protection Agency	11/20/2012	11/30/2012	02/27/2013
US	US HIST CDL	National Clandestine Laboratory Register	Drug Enforcement Administration	09/01/2007	11/19/2008	03/30/2009
US	US INST CONTROL	Sites with Institutional Controls	Environmental Protection Agency	12/19/2012	12/26/2012	02/27/2013
US	US MINES	Mines Master Index File	Department of Labor, Mine Safety and Health A	08/18/2011	09/08/2011	09/29/2011
CT	CT MANIFEST	Hazardous Waste Manifest Data	Department of Energy & Environmental Protecti	02/18/2013	02/18/2013	03/21/2013
NJ	NJ MANIFEST	Manifest Information	Department of Environmental Protection	12/31/2011	07/19/2012	08/28/2012
NY	NY MANIFEST	Facility and Manifest Data	Department of Environmental Conservation	02/01/2013	02/07/2013	03/15/2013
PA	PA MANIFEST	Manifest Information	Department of Environmental Protection	12/31/2011	07/23/2012	09/18/2012
RI	RI MANIFEST	Manifest information	Department of Environmental Management	12/31/2011	06/22/2012	07/31/2012
WI	WI MANIFEST	Manifest Information	Department of Natural Resources	12/31/2011	07/19/2012	09/27/2012
US	Oil/Gas Pipelines	GeoData Digital Line Graphs from 1:100,000-Scale Maps	USGS			
US	Electric Power Lines	Electric Power Transmission Line Data	Rextag Strategies Corp.			
US	AHA Hospitals	Sensitive Receptor: AHA Hospitals	American Hospital Association, Inc.			
US	Medical Centers	Sensitive Receptor: Medical Centers	Centers for Medicare & Medicaid Services			
US	Nursing Homes	Sensitive Receptor: Nursing Homes	National Institutes of Health			
US	Public Schools	Sensitive Receptor: Public Schools	National Center for Education Statistics			
US	Private Schools	Sensitive Receptor: Private Schools	National Center for Education Statistics			
FL	Daycare Centers	Sensitive Receptor: Department of Children & Families	Provider Information			
US	Flood Zones	100-year and 500-year flood zones	Emergency Management Agency (FEMA)			
US	NWI	National Wetlands Inventory	U.S. Fish and Wildlife Service			
FL	State Wetlands	Wetlands Inventory	Department of Environmental Protection			
US	USGS 7.5' Topographic Map	Scanned Digital USGS 7.5' Topographic Map (DRG)	USGS			

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl Date	Active Date
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STREET AND ADDRESS INFORMATION

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GEOCHECK[®] - PHYSICAL SETTING SOURCE ADDENDUM

TARGET PROPERTY ADDRESS

SARASOTA MANATEE MPO - TROP 13TH AVENUE EAST
223 13TH AVENUE EAST
BRADENTON, FL 34208

TARGET PROPERTY COORDINATES

Latitude (North):	27.4884 - 27° 29' 18.24"
Longitude (West):	82.5611 - 82° 33' 39.96"
Universal Transverse Mercator:	Zone 17
UTM X (Meters):	345776.0
UTM Y (Meters):	3041332.5
Elevation:	15 ft. above sea level

USGS TOPOGRAPHIC MAP

Target Property Map:	27082-D5 BRADENTON, FL
Most Recent Revision:	1994
North Map:	27082-E5 PALMETTO, FL
Most Recent Revision:	1987

EDR's GeoCheck Physical Setting Source Addendum is provided to assist the environmental professional in forming an opinion about the impact of potential contaminant migration.

Assessment of the impact of contaminant migration generally has two principal investigative components:

1. Groundwater flow direction, and
2. Groundwater flow velocity.

Groundwater flow direction may be impacted by surface topography, hydrology, hydrogeology, characteristics of the soil, and nearby wells. Groundwater flow velocity is generally impacted by the nature of the geologic strata.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW DIRECTION INFORMATION

Groundwater flow direction for a particular site is best determined by a qualified environmental professional using site-specific well data. If such data is not reasonably ascertainable, it may be necessary to rely on other sources of information, such as surface topographic information, hydrologic information, hydrogeologic data collected on nearby properties, and regional groundwater flow information (from deep aquifers).

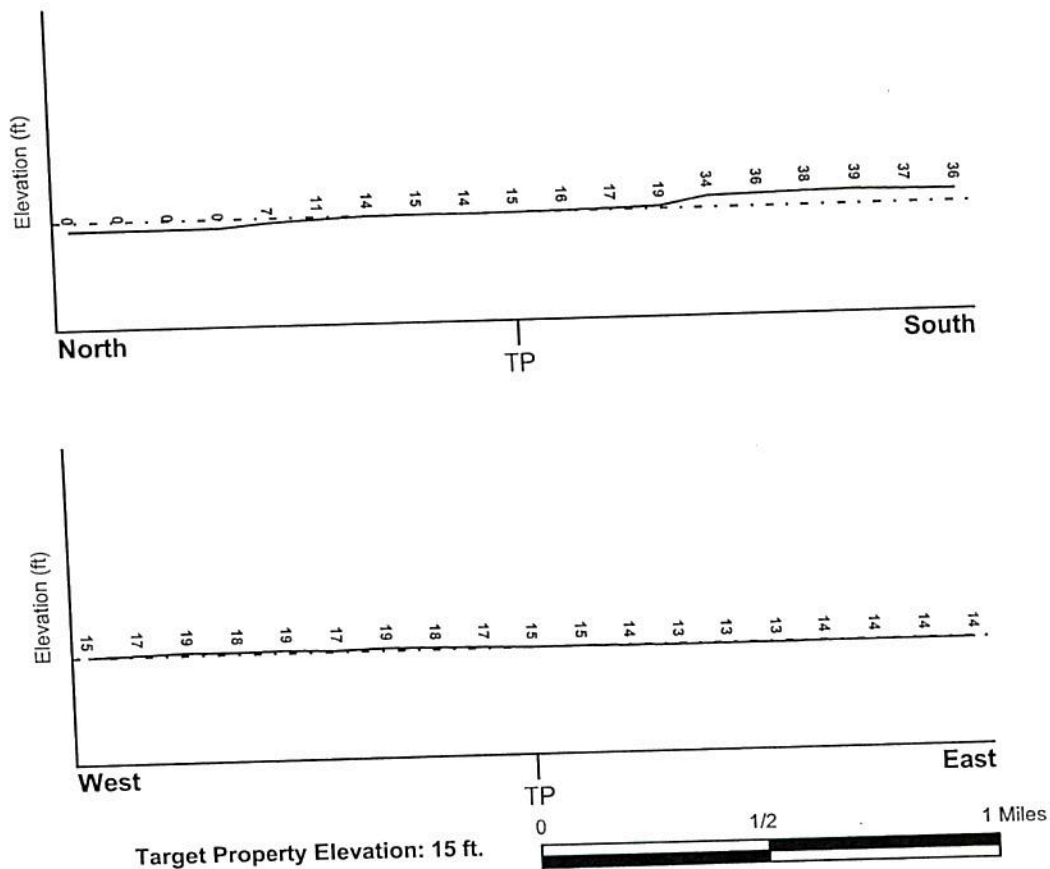
TOPOGRAPHIC INFORMATION

Surface topography may be indicative of the direction of surficial groundwater flow. This information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

TARGET PROPERTY TOPOGRAPHY

General Topographic Gradient: General ENE

SURROUNDING TOPOGRAPHY: ELEVATION PROFILES



Source: Topography has been determined from the USGS 7.5' Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

HYDROLOGIC INFORMATION

Surface water can act as a hydrologic barrier to groundwater flow. Such hydrologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Refer to the Physical Setting Source Map following this summary for hydrologic information (major waterways and bodies of water).

FEMA FLOOD ZONE

Target Property County
MANATEE, FL

FEMA Flood
Electronic Data
YES - refer to the Overview Map and Detail Map

Flood Plain Panel at Target Property:

1201550010C - FEMA Q3 Flood data

Additional Panels in search area:

1201550003C - FEMA Q3 Flood data
1201550002C - FEMA Q3 Flood data
1201550009C - FEMA Q3 Flood data
1201530331B - FEMA Q3 Flood data
1201530327C - FEMA Q3 Flood data

NATIONAL WETLAND INVENTORY

NWI Quad at Target Property
BRADENTON

NWI Electronic
Data Coverage
YES - refer to the Overview Map and Detail Map

HYDROGEOLOGIC INFORMATION

Hydrogeologic information obtained by installation of wells on a specific site can often be an indicator of groundwater flow direction in the immediate area. Such hydrogeologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Site-Specific Hydrogeological Data:*

Search Radius: 1.25 miles
Status: Not found

AQUIFLOW®

Search Radius: 1.000 Mile.

EDR has developed the AQUIFLOW Information System to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted by environmental professionals to regulatory authorities at select sites and has extracted the date of the report, groundwater flow direction as determined hydrogeologically, and the depth to water table.

<u>MAP ID</u>	<u>LOCATION FROM TP</u>	<u>GENERAL DIRECTION GROUNDWATER FLOW</u>
Not Reported		

* ©1996 Site-specific hydrogeological data gathered by CERCLIS Alerts, Inc., Bainbridge Island, WA. All rights reserved. All of the information and opinions presented are those of the cited EPA report(s), which were completed under a Comprehensive Environmental Response Compensation and Liability Information System (CERCLIS) investigation.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW VELOCITY INFORMATION

Groundwater flow velocity information for a particular site is best determined by a qualified environmental professional using site specific geologic and soil strata data. If such data are not reasonably ascertainable, it may be necessary to rely on other sources of information, including geologic age identification, rock stratigraphic unit and soil characteristics data collected on nearby properties and regional soil information. In general, contaminant plumes move more quickly through sandy-gravelly types of soils than silty-clayey types of soils.

GEOLOGIC INFORMATION IN GENERAL AREA OF TARGET PROPERTY

Geologic information can be used by the environmental professional in forming an opinion about the relative speed at which contaminant migration may be occurring.

ROCK STRATIGRAPHIC UNIT

Era:	Cenozoic
System:	Tertiary
Series:	Miocene
Code:	Tm (decoded above as Era, System & Series)

GEOLOGIC AGE IDENTIFICATION

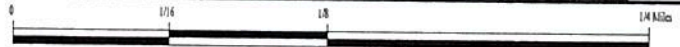
Category: Stratified Sequence

Geologic Age and Rock Stratigraphic Unit Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - a digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

SSURGO SOIL MAP - 3598540.2s



- ★ Target Property
- ∕ SSURGO Soil
- ∕ Water



SITE NAME: Sarasota Manatee MPO - TROP 13th Avenue East
ADDRESS: 223 13th Avenue East
Bradenton FL 34208
LAT/LONG: 27.4884 / 82.5611

CLIENT: Cardno TBE
CONTACT: Shawn Lasseter
INQUIRY #: 3598540.2s
DATE: May 06, 2013 4:46 pm

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

DOMINANT SOIL COMPOSITION IN GENERAL AREA OF TARGET PROPERTY

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the National Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. The following information is based on Soil Conservation Service SSURGO data.

Soil Map ID: 1

Soil Component Name: Bradenton

Soil Surface Texture: fine sand

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class: Poorly drained

Hydric Status: Partially hydric

Corrosion Potential - Uncoated Steel: High

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 31 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	5 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 141 Min: 14	Max: Min:
2	5 inches	12 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 141 Min: 14	Max: Min:
3	12 inches	46 inches	fine sandy loam	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 141 Min: 14	Max: Min:
4	46 inches	77 inches	bedrock	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 141 Min: 14	Max: Min:

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Map ID: 2

Soil Component Name: Chobee

Soil Surface Texture: loamy fine sand

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class: Very poorly drained

Hydric Status: All hydric

Corrosion Potential - Uncoated Steel: Moderate

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 8 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	7 inches	loamy fine sand	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 1.4	Max: 8.4 Min: 7.4
2	7 inches	51 inches	sandy clay loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 1.4	Max: 8.4 Min: 7.4
3	51 inches	79 inches	loamy sand	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 1.4	Max: 8.4 Min: 7.4

Soil Map ID: 3

Soil Component Name: Wabasso

Soil Surface Texture: fine sand

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class: Poorly drained

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Hydric Status: Partially hydric

Corrosion Potential - Uncoated Steel: Moderate

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 31 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	20 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 8.4 Min: 7.4
2	20 inches	31 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 8.4 Min: 7.4
3	31 inches	37 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 8.4 Min: 7.4
4	37 inches	64 inches	sandy clay loam	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 8.4 Min: 7.4
5	64 inches	79 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 8.4 Min: 7.4

Soil Map ID: 4

Soil Component Name: Chobee variant

Soil Surface Texture: sandy clay loam

Hydrologic Group: Class D - Very slow infiltration rates. Soils are clayey, have a high water table, or are shallow to an impervious layer.

Soil Drainage Class: Very poorly drained

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Hydric Status: All hydric

Corrosion Potential - Uncoated Steel: High

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 15 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	20 inches	sandy clay loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Clayey Soils.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 8.4 Min: 7.9
2	20 inches	35 inches	sandy clay loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Clayey Soils.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 8.4 Min: 7.9
3	35 inches	40 inches	sandy loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Clayey Soils.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 8.4 Min: 7.9
4	40 inches	79 inches	loamy sand	Silt-Clay Materials (more than 35 pct. passing No. 200), Clayey Soils.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 8.4 Min: 7.9

Soil Map ID: 5

Soil Component Name: EauGallie

Soil Surface Texture: fine sand

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class: Poorly drained

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Hydric Status: Partially hydric

Corrosion Potential - Uncoated Steel: High

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 31 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	27 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 4	Max: 7.8 Min: 4.5
2	27 inches	42 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 4	Max: 7.8 Min: 4.5
3	42 inches	50 inches	sandy clay loam	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 4	Max: 7.8 Min: 4.5
4	50 inches	64 inches	loamy fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 4	Max: 7.8 Min: 4.5

Soil Map ID: 6

Soil Component Name: Floridana

Soil Surface Texture: fine sand

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class: Very poorly drained

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Hydric Status: All hydric

Corrosion Potential - Uncoated Steel: Moderate

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 8 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	14 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand.	Max: 1.4 Min: 0.42	Max: 8.4 Min: 4.5
2	14 inches	31 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand.	Max: 1.4 Min: 0.42	Max: 8.4 Min: 4.5
3	31 inches	64 inches	sandy clay loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand.	Max: 1.4 Min: 0.42	Max: 8.4 Min: 4.5

Soil Map ID: 7

Soil Component Name: Parkwood variant

Soil Surface Texture: loamy fine sand

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class:

Hydric Status: Partially hydric

Corrosion Potential - Uncoated Steel: High

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 31 inches

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	9 inches	loamy fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 141 Min: 14	Max: Min:
2	9 inches	37 inches	fine sandy loam	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 141 Min: 14	Max: Min:
3	37 inches	40 inches	bedrock	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 141 Min: 14	Max: Min:

Soil Map ID: 8

Soil Component Name: Cassia

Soil Surface Texture: fine sand

Hydrologic Group: Class B - Moderate infiltration rates. Deep and moderately deep, moderately well and well drained soils with moderately coarse textures.

Soil Drainage Class: Moderately well drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Moderate

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 130 inches

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	29 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 353 Min: 141	Max: 6 Min: 4.5
2	29 inches	40 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 353 Min: 141	Max: 6 Min: 4.5
3	40 inches	79 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 353 Min: 141	Max: 6 Min: 4.5

LOCAL / REGIONAL WATER AGENCY RECORDS

EDR Local/Regional Water Agency records provide water well information to assist the environmental professional in assessing sources that may impact ground water flow direction, and in forming an opinion about the impact of contaminant migration on nearby drinking water wells.

WELL SEARCH DISTANCE INFORMATION

<u>DATABASE</u>	<u>SEARCH DISTANCE (miles)</u>
Federal USGS	1.000
Federal FRDS PWS	Nearest PWS within 1 mile
State Database	1.000

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

FEDERAL USGS WELL INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
4	USGS40000241600	1/4 - 1/2 Mile West
5	USGS40000241617	1/4 - 1/2 Mile NNW
A6	USGS40000241618	1/4 - 1/2 Mile NNW
7	USGS40000241613	1/4 - 1/2 Mile NE
A8	USGS40000241620	1/4 - 1/2 Mile NW
9	USGS40000241594	1/2 - 1 Mile East
B13	USGS40000241560	1/2 - 1 Mile South
17	USGS40000241582	1/2 - 1 Mile WSW

FEDERAL FRDS PUBLIC WATER SUPPLY SYSTEM INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
10	FL6412433	1/2 - 1 Mile WNW

Note: PWS System location is not always the same as well location.

STATE DATABASE WELL INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
1	FLSW60000006832	1/8 - 1/4 Mile South
2	FLSW60000006850	1/8 - 1/4 Mile ESE
3	FLSA70000019619	1/4 - 1/2 Mile NNW
11	FLSW60000006721	1/2 - 1 Mile SSW
B12	FLSA70000019435	1/2 - 1 Mile South
14	FLSW60000006701	1/2 - 1 Mile SSW
C15	FLSA70000019433	1/2 - 1 Mile SSE
C16	FLSA70000019438	1/2 - 1 Mile SSE
18	FLSA70000019392	1/2 - 1 Mile South

PHYSICAL SETTING SOURCE MAP - 3598540.2s



- County Boundary
- Major Roads
- Contour Lines
- Earthquake epicenter, Richter 5 or greater
- Water Wells
- Public Water Supply Wells
- Cluster of Multiple Icons

- Groundwater Flow Direction
- Indeterminate Groundwater Flow at Location
- Groundwater Flow Varies at Location
- Closest Hydrogeological Data
- Oil, gas or related wells
- Sink holes

SITE NAME: Sarasota Manatee MPO - TROP 13th Avenue East
 ADDRESS: 223 13th Avenue East
 Bradenton FL 34208
 LAT/LONG: 27.4884 / 82.5611

CLIENT: Cardno TBE
 CONTACT: Shawn Lasseter
 INQUIRY #: 3598540.2s
 DATE: May 06, 2013 4:46 pm

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID	Direction	Distance	Elevation	Database	EDR ID Number
1	South	1/8 - 1/4 Mile	Higher	FL WELLS	FLSW60000006832
	Click here for full text details				
2	ESE	1/8 - 1/4 Mile	Higher	FL WELLS	FLSW60000006850
	Click here for full text details				
3	NNW	1/4 - 1/2 Mile	Higher	FL WELLS	FLSA70000019619
	Click here for full text details				
4	West	1/4 - 1/2 Mile	Higher	FED USGS	USGS40000241600
	Click here for full text details				
5	NNW	1/4 - 1/2 Mile	Higher	FED USGS	USGS40000241617
	Click here for full text details				
A6	NNW	1/4 - 1/2 Mile	Lower	FED USGS	USGS40000241618
	Click here for full text details				
7	NE	1/4 - 1/2 Mile	Lower	FED USGS	USGS40000241613
	Click here for full text details				
A8	NW	1/4 - 1/2 Mile	Lower	FED USGS	USGS40000241620
	Click here for full text details				

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation

Database EDR ID Number

9	Click here for full text details	FED USGS	USGS40000241594
East			
1/2 - 1 Mile			
Lower			

10	Click here for full text details	FRDS PWS	FL6412433
WNW			
1/2 - 1 Mile			
Higher			

11	Click here for full text details	FL WELLS	FLSW60000006721
SSW			
1/2 - 1 Mile			
Higher			

B12	Click here for full text details	FL WELLS	FLSA70000019435
South			
1/2 - 1 Mile			
Higher			

B13	Click here for full text details	FED USGS	USGS40000241560
South			
1/2 - 1 Mile			
Higher			

14	Click here for full text details	FL WELLS	FLSW60000006701
SSW			
1/2 - 1 Mile			
Higher			

C15	Click here for full text details	FL WELLS	FLSA70000019433
SSE			
1/2 - 1 Mile			
Higher			

C16	Click here for full text details	FL WELLS	FLSA70000019438
SSE			
1/2 - 1 Mile			
Higher			

17	Click here for full text details	FED USGS	USGS40000241582
WSW			
1/2 - 1 Mile			
Higher			

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation

Database EDR ID Number

18
South
1/2 - 1 Mile
Higher

[Click here for full text details](#)

FL WELLS FLSA70000019392

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS RADON

AREA RADON INFORMATION

State Database: FL Radon

Radon Test Results

Zip	Total Buildings	% of sites > 4 pCi/L	Data Source
34208	53	3.8	Certified Residential Database
34208	66	3.0	Mandatory Non-Residential Database
34208	9	0.0	Mandatory Residential Database

Federal EPA Radon Zone for MANATEE County: 3

Note: Zone 1 indoor average level > 4 pCi/L.
 : Zone 2 indoor average level >= 2 pCi/L and <= 4 pCi/L.
 : Zone 3 indoor average level < 2 pCi/L.

Federal Area Radon Information for MANATEE COUNTY, FL

Number of sites tested: 83

Area	Average Activity	% < 4 pCi/L	% 4-20 pCi/L	% > 20 pCi/L
Living Area	0.740 pCi/L	95%	5%	0%
Basement	Not Reported	Not Reported	Not Reported	Not Reported

PHYSICAL SETTING SOURCE RECORDS SEARCHED

TOPOGRAPHIC INFORMATION

USGS 7.5' Digital Elevation Model (DEM)

Source: United States Geologic Survey

EDR acquired the USGS 7.5' Digital Elevation Model in 2002 and updated it in 2006. The 7.5 minute DEM corresponds to the USGS 1:24,000- and 1:25,000-scale topographic quadrangle maps. The DEM provides elevation data with consistent elevation units and projection.

Scanned Digital USGS 7.5' Topographic Map (DRG)

Source: United States Geologic Survey

A digital raster graphic (DRG) is a scanned image of a U.S. Geological Survey topographic map. The map images are made by scanning published paper maps on high-resolution scanners. The raster image is georeferenced and fit to the Universal Transverse Mercator (UTM) projection.

HYDROLOGIC INFORMATION

Flood Zone Data: This data, available in select counties across the country, was obtained by EDR in 2003 & 2011 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 and 2005 from the U.S. Fish and Wildlife Service.

State Wetlands Data: Wetlands Inventory

Source: Department of Environmental Protection

Telephone: 850-245-8238

HYDROGEOLOGIC INFORMATION

AQUIFLOW^R Information System

Source: EDR proprietary database of groundwater flow information

EDR has developed the AQUIFLOW Information System (AIS) to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted to regulatory authorities at select sites and has extracted the date of the report, hydrogeologically determined groundwater flow direction and depth to water table information.

GEOLOGIC INFORMATION

Geologic Age and Rock Stratigraphic Unit

Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - A digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

STATSGO: State Soil Geographic Database

Source: Department of Agriculture, Natural Resources Conservation Services

The U.S. Department of Agriculture's (USDA) Natural Resources Conservation Service (NRCS) leads the national Conservation Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps.

SSURGO: Soil Survey Geographic Database

Source: Department of Agriculture, Natural Resources Conservation Services (NRCS)

Telephone: 800-672-5559

SSURGO is the most detailed level of mapping done by the Natural Resources Conservation Services, mapping scales generally range from 1:12,000 to 1:63,360. Field mapping methods using national standards are used to construct the soil maps in the Soil Survey Geographic (SSURGO) database. SSURGO digitizing duplicates the original soil survey maps. This level of mapping is designed for use by landowners, townships and county natural resource planning and management.

PHYSICAL SETTING SOURCE RECORDS SEARCHED

LOCAL / REGIONAL WATER AGENCY RECORDS

FEDERAL WATER WELLS

PWS: Public Water Systems

Source: EPA/Office of Drinking Water

Telephone: 202-564-3750

Public Water System data from the Federal Reporting Data System. A PWS is any water system which provides water to at least 25 people for at least 60 days annually. PWSs provide water from wells, rivers and other sources.

PWS ENF: Public Water Systems Violation and Enforcement Data

Source: EPA/Office of Drinking Water

Telephone: 202-564-3750

Violation and Enforcement data for Public Water Systems from the Safe Drinking Water Information System (SDWIS) after August 1995. Prior to August 1995, the data came from the Federal Reporting Data System (FRDS).

USGS Water Wells: USGS National Water Inventory System (NWIS)

This database contains descriptive information on sites where the USGS collects or has collected data on surface water and/or groundwater. The groundwater data includes information on wells, springs, and other sources of groundwater.

STATE RECORDS

DEP GWIS - Generalized Water Information System Well Data

Source: Department of Environmental Protection

Telephone: 850-245-8507

Data collected for the Watershed Monitoring Section of the Department of Environmental Protection.

DOH and DEP Historic Study of Private Wells

Source: Department of Environmental Protection

Telephone: 850-559-0901

Historic database for private supply wells.

Well Construction Permitting Database

Source: Northwest Florida Water Management District

Telephone: 850-539-5999

Consumptive Use Permit Well Database

Source: St. Johns River Water Management District

Telephone: 386-329-4841

Permitted Well Location Database

Source: South Florida Water Management District

Telephone: 561-682-6877

Super Act Program Well Data

This table consists of data relating to all privately and publicly owned potable wells investigated as part of the SUPER Act program. The Florida Department of Health's SUPER Act Program (per Chapter 376.3071(4)(g), Florida Statutes), was given authority to provide field and laboratory services, toxicological risk assessments, investigations of drinking water contamination complaints and education of the public

Source: Department of Health

Telephone: 850-245-4250

Water Well Location Information

Source: Suwannee River Water Management District

Telephone: 386-796-7211

PHYSICAL SETTING SOURCE RECORDS SEARCHED

Water Well Permit Database
Source: Southwest Water Management District
Telephone: 352-796-7211

OTHER STATE DATABASE INFORMATION

Florida Sinkholes
Source: Department of Environmental Protection, Geological Survey
The sinkhole data was gathered by the Florida Sinkhole Research Institute, University of Florida.

Oil and Gas Permit Database
Source: Department of Environmental Protection
Telephone: 850-245-3194
Locations of all permitted wells in the state of Florida.

RADON

State Database: FL Radon
Source: Department of Health
Telephone: 850-245-4288
Zip Code Based Radon Data

Area Radon Information
Source: USGS
Telephone: 703-356-4020
The National Radon Database has been developed by the U.S. Environmental Protection Agency (USEPA) and is a compilation of the EPA/State Residential Radon Survey and the National Residential Radon Survey. The study covers the years 1986 - 1992. Where necessary data has been supplemented by information collected at private sources such as universities and research institutions.

EPA Radon Zones
Source: EPA
Telephone: 703-356-4020
Sections 307 & 309 of IRAA directed EPA to list and identify areas of U.S. with the potential for elevated indoor radon levels.

OTHER

Airport Landing Facilities: Private and public use landing facilities
Source: Federal Aviation Administration, 800-457-6656

Epicenters: World earthquake epicenters, Richter 5 or greater
Source: Department of Commerce, National Oceanic and Atmospheric Administration

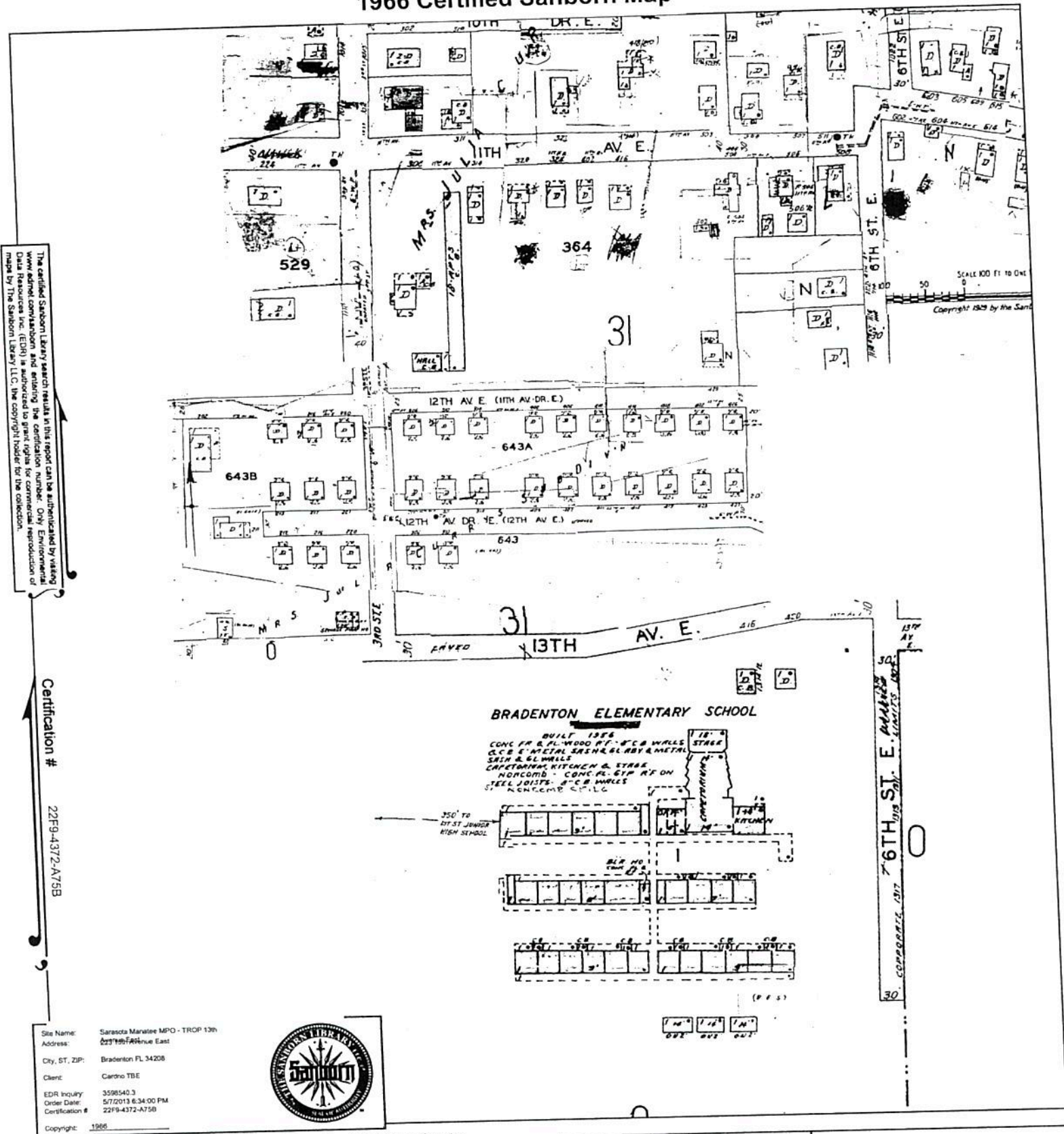
STREET AND ADDRESS INFORMATION

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Appendix C

Sanborn Fire Insurance Map Search Results

1966 Certified Sanborn Map



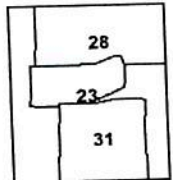
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Certification # 22F9-4372-A75B

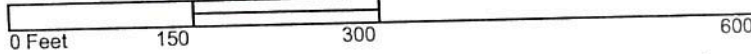
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 Address: 625 13th Avenue East
 City, ST, ZIP: Bradenton FL 34208
 Client: Cardno TBE
 EDR Inquiry: 3598540.3
 Order Date: 5/7/2013 6:34:00 PM
 Certification #: 22F9-4372-A75B
 Copyright: 1966



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 Outlined areas indicate map sheets within the collection.



Volume 1, Sheet 23
 Volume 1, Sheet 28
 Volume 1, Sheet 31



1948 Certified Sanborn Map

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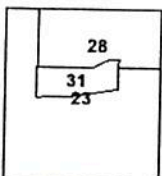
Certification #

22F9-4372-A75B

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City, ST, ZIP: Bradenton FL 34208
Client: Carino TBE
EDR Inquiry: 3598540.3
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Certification #: 22F9-4372-A75B
Copyright: 1948



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Outlined areas indicate map sheets within the collection.

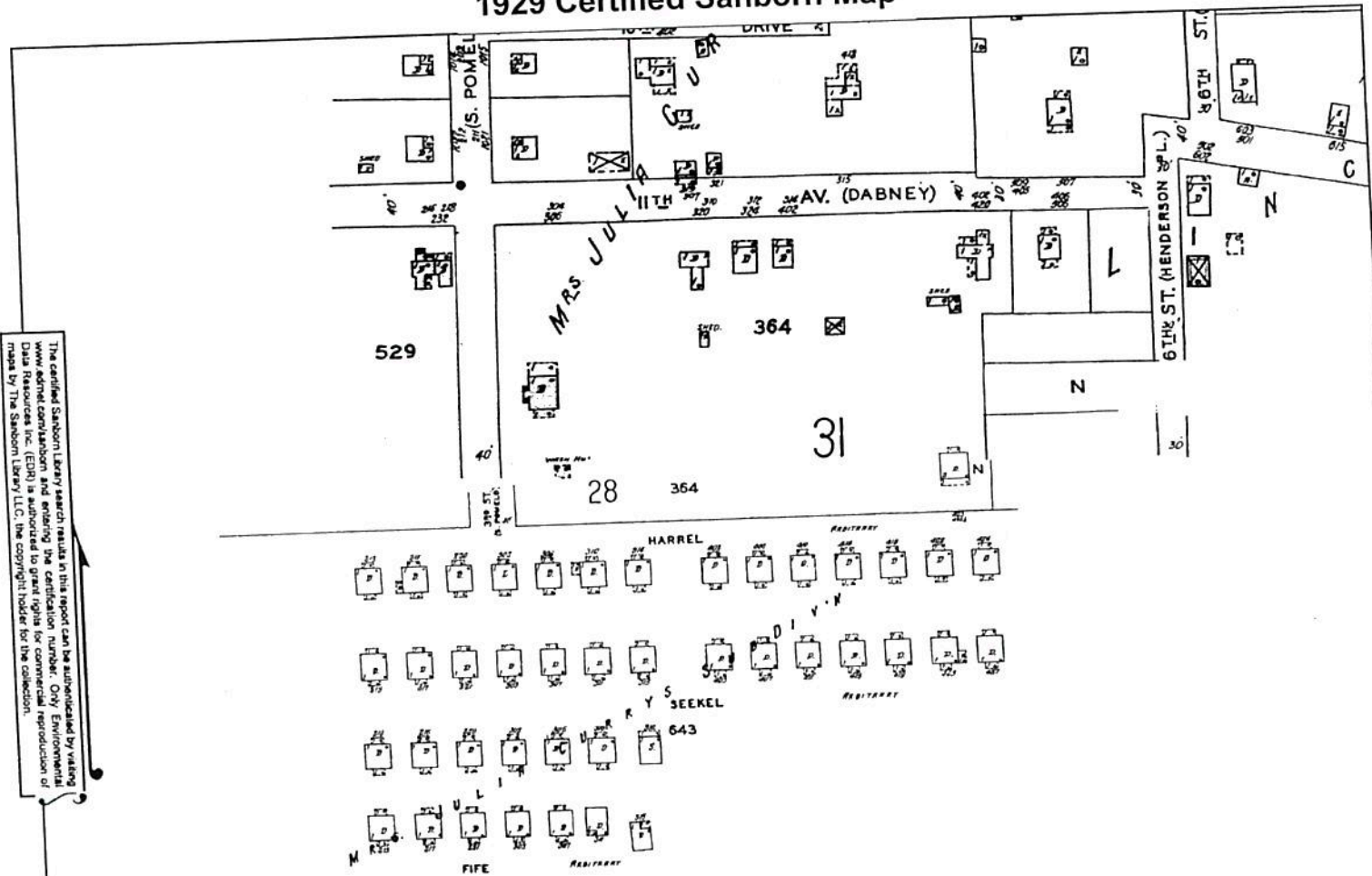


Volume 1, Sheet 23
Volume 1, Sheet 28
Volume 1, Sheet 31

0 Feet 150 300 600



1929 Certified Sanborn Map



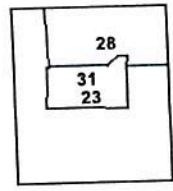
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Certification # 22F9-4372-A75B

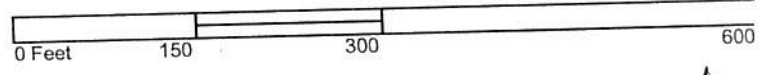
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 Certification # 22F9-4372-A75B
 Copyright: 1929



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 Volume 1, Sheet 31



1926 Certified Sanborn Map

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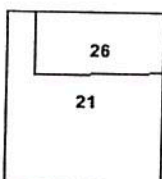
Certification #

22F9-4372-A75B

Site Name: Sarasota Manatee MPO - TROP 13th
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City, ST, ZIP: Bradenton FL 34208
Client: Cardno TBE
EDR Inquiry: 3598540.3
Order Date: 5/7/2013 6:34:00 PM
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Copyright: 1926



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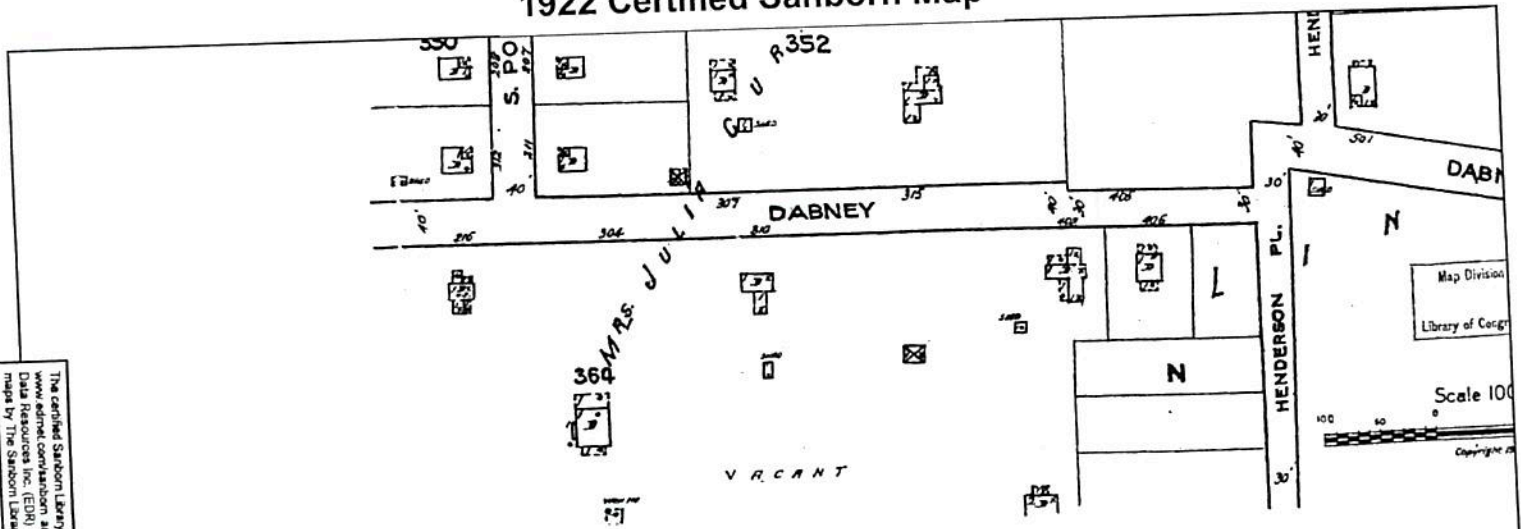


Volume 1, Sheet 21
Volume 1, Sheet 26

0 Feet 150 300 600



1922 Certified Sanborn Map



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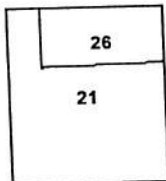
Certification #

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City, ST, ZIP: Bradenton FL 34208
Client: Cardno TBE
EDR Inquiry: 3598540.3
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Copyright: 1922



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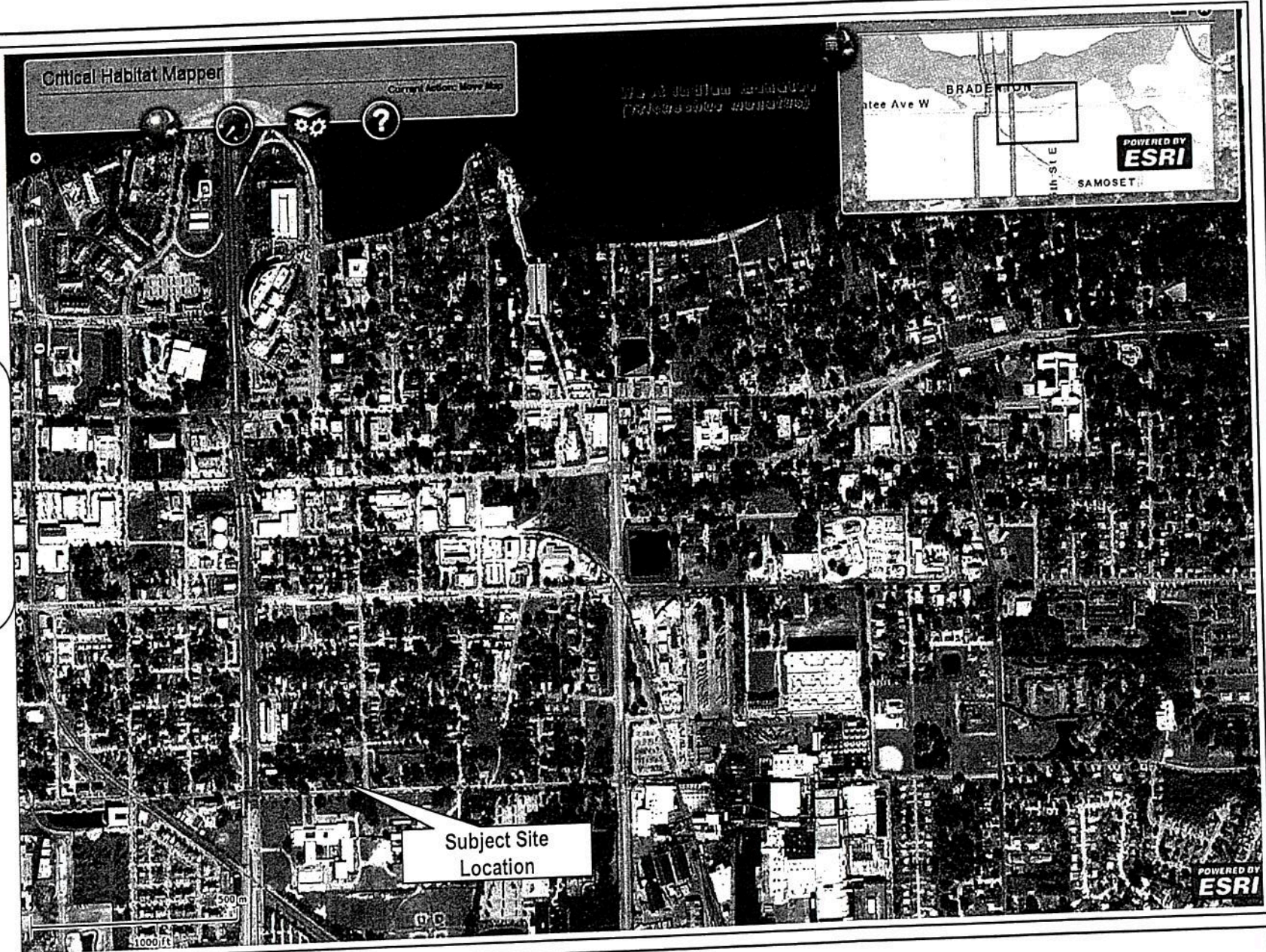
Volume 1, Sheet 21
Volume 1, Sheet 26

0 Feet 150 300 600



Appendix D

USFW - Critical Habitat & Wetlands Inventory Search Results



13th Avenue, West of 3rd Street East
 209 and 223 13th Avenue East
 Bradenton, Manatee County, Florida
 Parcel ID Nos. 4632000156 and 4632000057

U.S. Fish & Wildlife Service
 Critical Habitat Map



13th Avenue, West of 3rd Street East
209 and 223 13th Avenue East
Bradenton, Manatee County, Florida
Parcel ID Nos. 4632000156 and 4632000057

U.S. Fish & Wildlife Service
National Wetlands Inventory Map

Appendix E

USDA Soil Survey Search Results



United States
Department of
Agriculture



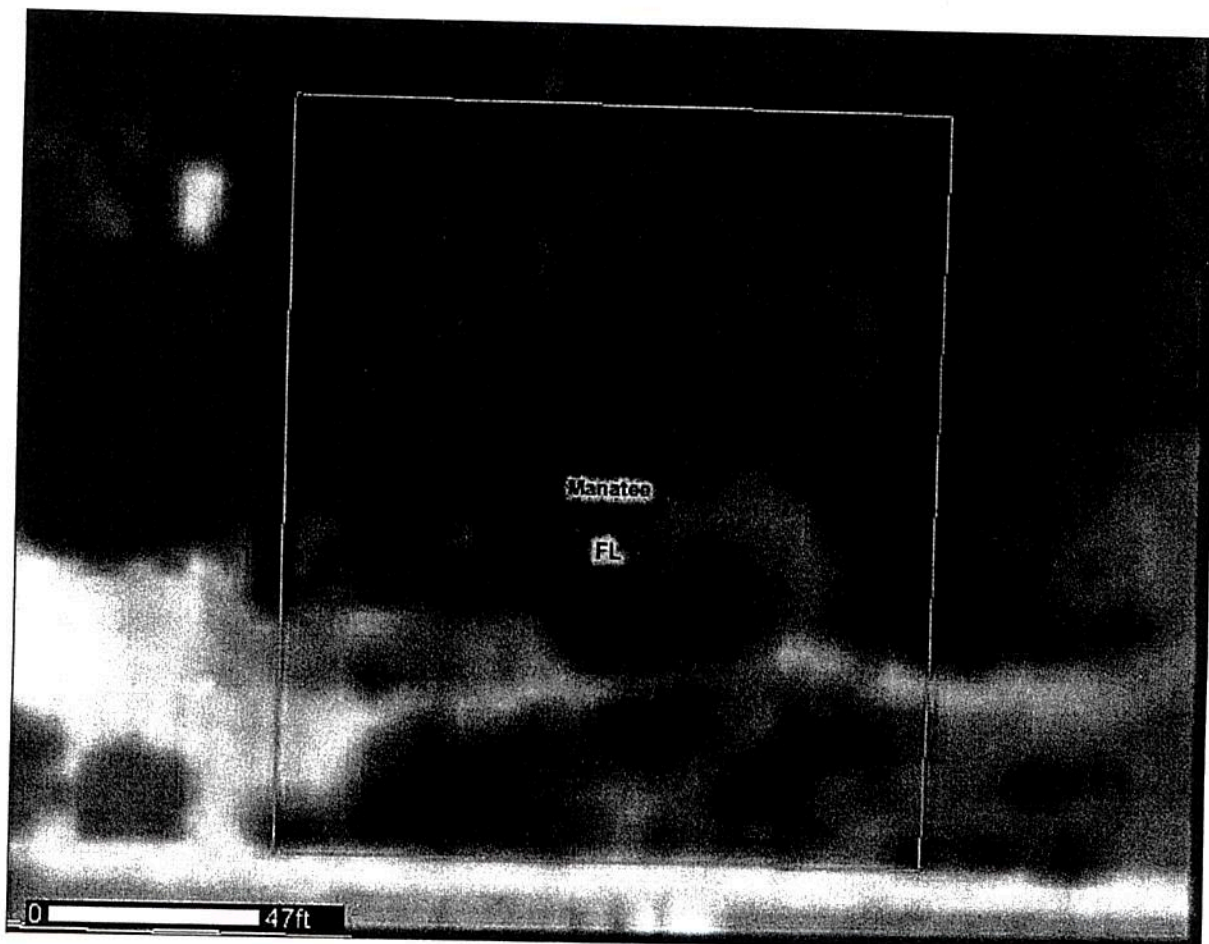
NRCS

Natural
Resources
Conservation
Service

A product of the National
Cooperative Soil Survey,
a joint effort of the United
States Department of
Agriculture and other
Federal agencies, State
agencies including the
Agricultural Experiment
Stations, and local
participants

Custom Soil Resource Report for **Manatee County, Florida**

209 & 213 13th Avenue East,
Bradenton



July 11, 2013

Preface

Soil surveys contain information that affects land use planning in survey areas. They highlight soil limitations that affect various land uses and provide information about the properties of the soils in the survey areas. Soil surveys are designed for many different users, including farmers, ranchers, foresters, agronomists, urban planners, community officials, engineers, developers, builders, and home buyers. Also, conservationists, teachers, students, and specialists in recreation, waste disposal, and pollution control can use the surveys to help them understand, protect, or enhance the environment.

Various land use regulations of Federal, State, and local governments may impose special restrictions on land use or land treatment. Soil surveys identify soil properties that are used in making various land use or land treatment decisions. The information is intended to help the land users identify and reduce the effects of soil limitations on various land uses. The landowner or user is responsible for identifying and complying with existing laws and regulations.

Although soil survey information can be used for general farm, local, and wider area planning, onsite investigation is needed to supplement this information in some cases. Examples include soil quality assessments (<http://soils.usda.gov/sqi/>) and certain conservation and engineering applications. For more detailed information, contact your local USDA Service Center (<http://offices.sc.egov.usda.gov/locator/app?agency=nracs>) or your NRCS State Soil Scientist (http://soils.usda.gov/contact/state_offices/).

Great differences in soil properties can occur within short distances. Some soils are seasonally wet or subject to flooding. Some are too unstable to be used as a foundation for buildings or roads. Clayey or wet soils are poorly suited to use as septic tank absorption fields. A high water table makes a soil poorly suited to basements or underground installations.

The National Cooperative Soil Survey is a joint effort of the United States Department of Agriculture and other Federal agencies, State agencies including the Agricultural Experiment Stations, and local agencies. The Natural Resources Conservation Service (NRCS) has leadership for the Federal part of the National Cooperative Soil Survey.

Information about soils is updated periodically. Updated information is available through the NRCS Soil Data Mart Web site or the NRCS Web Soil Survey. The Soil Data Mart is the data storage site for the official soil survey information.

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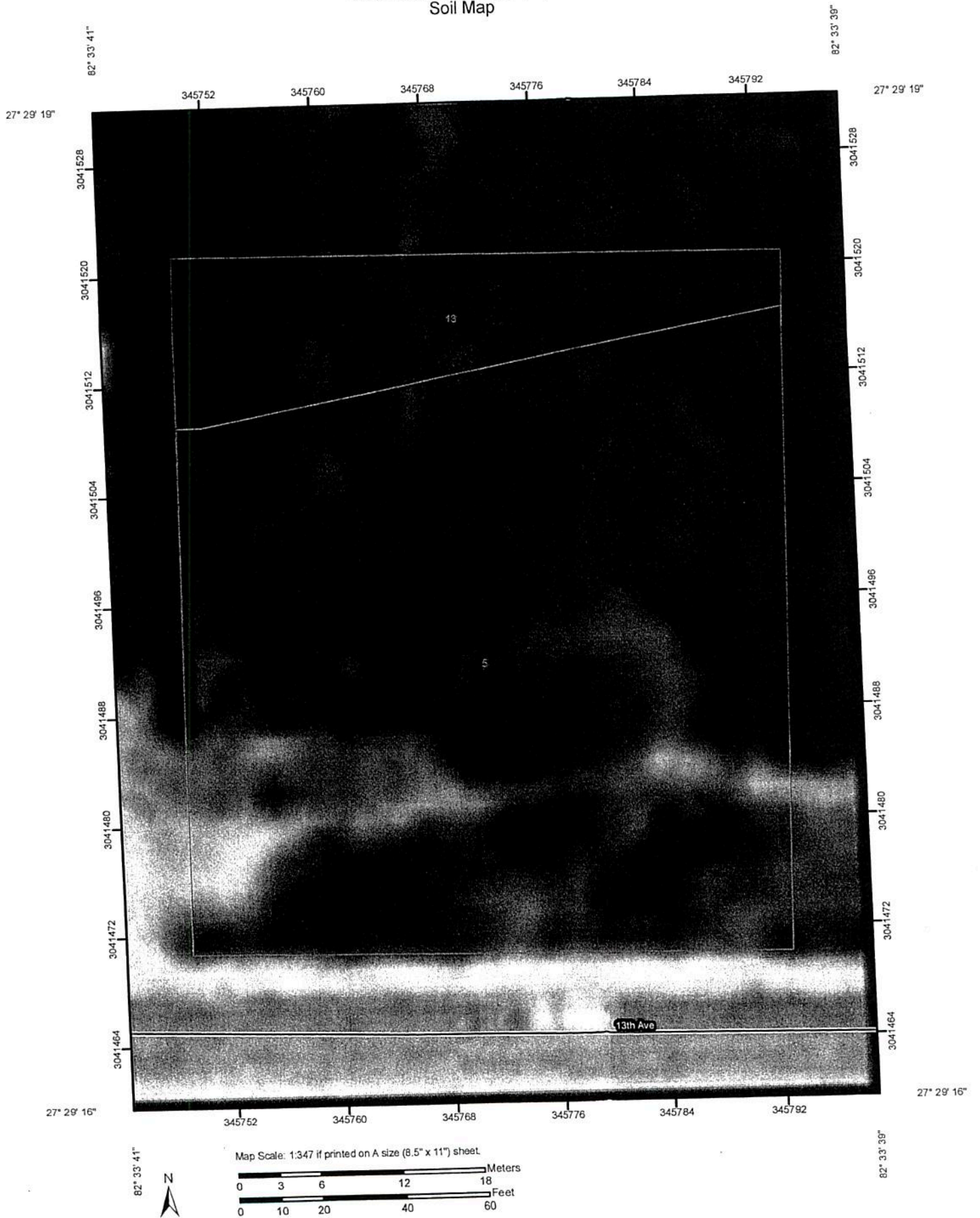
Contents

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Map Unit Legend.....	8
Map Unit Descriptions.....	8
Manatee County, Florida.....	10
5—Bradenton fine sand, limestone substratum.....	10
13—Chobee loamy fine sand.....	11

Soil Map


The soil map section includes the soil map for the defined area of interest, a list of soil map units on the map and extent of each map unit, and cartographic symbols displayed on the map. Also presented are various metadata about data used to produce the map, and a description of each soil map unit.

Custom Soil Resource Report Soil Map



MAP LEGEND






















Area of Interest (AOI)


 Area of Interest (AOI)


Soils

 Soil Map Units

Special Point Features


-  Blowout
-  Borrow Pit
-  Clay Spot
-  Closed Depression
-  Gravel Pit
-  Gravelly Spot
-  Landfill
-  Lava Flow
-  Marsh or swamp
-  Mine or Quarry
-  Miscellaneous Water
-  Perennial Water
-  Rock Outcrop
-  Saline Spot
-  Sandy Spot
-  Severely Eroded Spot
-  Sinkhole
-  Slide or Slip
-  Sodic Spot
-  Spoil Area
-  Stony Spot

 Very Stony Spot

 Wet Spot

 Other


Special Line Features

-  Gully
-  Short Steep Slope
-  Other

Political Features

 Cities

Water Features

 Streams and Canals

Transportation

-  Rails
-  Interstate Highways
-  US Routes
-  Major Roads
-  Local Roads

MAP INFORMATION

Map Scale: 1:347 if printed on A size (8.5" x 11") sheet.

The soil surveys that comprise your AOI were mapped at 1:24,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for accurate map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL: <http://websoilsurvey.nrcs.usda.gov>
Coordinate System: UTM Zone 17N NAD83

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Manatee County, Florida
Survey Area Data: Version 8, Jul 6, 2012

Date(s) aerial images were photographed: 6/8/2007

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Manatee County, Florida (FL081)			
Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
5	Bradenton fine sand, limestone substratum	0.5	83.3%
13	Chobee loamy fine sand	0.1	16.7%
Totals for Area of Interest		0.6	100.0%

Map Unit Descriptions

The map units delineated on the detailed soil maps in a soil survey represent the soils or miscellaneous areas in the survey area. The map unit descriptions, along with the maps, can be used to determine the composition and properties of a unit.

A map unit delineation on a soil map represents an area dominated by one or more major kinds of soil or miscellaneous areas. A map unit is identified and named according to the taxonomic classification of the dominant soils. Within a taxonomic class there are precisely defined limits for the properties of the soils. On the landscape, however, the soils are natural phenomena, and they have the characteristic variability of all natural phenomena. Thus, the range of some observed properties may extend beyond the limits defined for a taxonomic class. Areas of soils of a single taxonomic class rarely, if ever, can be mapped without including areas of other taxonomic classes. Consequently, every map unit is made up of the soils or miscellaneous areas for which it is named and some minor components that belong to taxonomic classes other than those of the major soils.

Most minor soils have properties similar to those of the dominant soil or soils in the map unit, and thus they do not affect use and management. These are called noncontrasting, or similar, components. They may or may not be mentioned in a particular map unit description. Other minor components, however, have properties and behavioral characteristics divergent enough to affect use or to require different management. These are called contrasting, or dissimilar, components. They generally are in small areas and could not be mapped separately because of the scale used. Some small areas of strongly contrasting soils or miscellaneous areas are identified by a special symbol on the maps. If included in the database for a given area, the contrasting minor components are identified in the map unit descriptions along with some characteristics of each. A few areas of minor components may not have been observed, and consequently they are not mentioned in the descriptions, especially where the pattern was so complex that it was impractical to make enough observations to identify all the soils and miscellaneous areas on the landscape.

The presence of minor components in a map unit in no way diminishes the usefulness or accuracy of the data. The objective of mapping is not to delineate pure taxonomic classes but rather to separate the landscape into landforms or landform segments that have similar use and management requirements. The delineation of such segments on the map provides sufficient information for the development of resource plans. If intensive use of small areas is planned, however, onsite investigation is needed to define and locate the soils and miscellaneous areas.

Custom Soil Resource Report

An identifying symbol precedes the map unit name in the map unit descriptions. Each description includes general facts about the unit and gives important soil properties and qualities.

Soils that have profiles that are almost alike make up a *soil series*. Except for differences in texture of the surface layer, all the soils of a series have major horizons that are similar in composition, thickness, and arrangement.

Soils of one series can differ in texture of the surface layer, slope, stoniness, salinity, degree of erosion, and other characteristics that affect their use. On the basis of such differences, a soil series is divided into *soil phases*. Most of the areas shown on the detailed soil maps are phases of soil series. The name of a soil phase commonly indicates a feature that affects use or management. For example, Alpha silt loam, 0 to 2 percent slopes, is a phase of the Alpha series.

Some map units are made up of two or more major soils or miscellaneous areas. These map units are complexes, associations, or undifferentiated groups.

A *complex* consists of two or more soils or miscellaneous areas in such an intricate pattern or in such small areas that they cannot be shown separately on the maps. The pattern and proportion of the soils or miscellaneous areas are somewhat similar in all areas. Alpha-Beta complex, 0 to 6 percent slopes, is an example.

An *association* is made up of two or more geographically associated soils or miscellaneous areas that are shown as one unit on the maps. Because of present or anticipated uses of the map units in the survey area, it was not considered practical or necessary to map the soils or miscellaneous areas separately. The pattern and relative proportion of the soils or miscellaneous areas are somewhat similar. Alpha-Beta association, 0 to 2 percent slopes, is an example.

An *undifferentiated group* is made up of two or more soils or miscellaneous areas that could be mapped individually but are mapped as one unit because similar interpretations can be made for use and management. The pattern and proportion of the soils or miscellaneous areas in a mapped area are not uniform. An area can be made up of only one of the major soils or miscellaneous areas, or it can be made up of all of them. Alpha and Beta soils, 0 to 2 percent slopes, is an example.

Some surveys include *miscellaneous areas*. Such areas have little or no soil material and support little or no vegetation. Rock outcrop is an example.

Manatee County, Florida

5—Bradenton fine sand, limestone substratum

Map Unit Setting

Landscape: Coastal plains

Elevation: 20 to 40 feet

Mean annual precipitation: 48 to 56 inches

Mean annual air temperature: 68 to 75 degrees F

Frost-free period: 350 to 365 days

Map Unit Composition

Bradenton, limestone substratum, and similar soils: 90 percent

Minor components: 10 percent

Description of Bradenton, Limestone Substratum

Setting

Landform: Rises on marine terraces

Landform position (three-dimensional): Rise

Down-slope shape: Linear

Across-slope shape: Linear

Parent material: Sandy and loamy marine deposits over limestone

Properties and qualities

Slope: 0 to 2 percent

Depth to restrictive feature: 40 to 80 inches to lithic bedrock

Drainage class: Poorly drained

Capacity of the most limiting layer to transmit water (Ksat): Moderately high to high
(0.57 to 1.98 in/hr)

Depth to water table: About 0 to 12 inches

Frequency of flooding: None

Frequency of ponding: None

Maximum salinity: Nonsaline (0.0 to 2.0 mmhos/cm)

Sodium adsorption ratio, maximum: 4.0

Available water capacity: Low (about 5.4 inches)

Interpretive groups

Farmland classification: Not prime farmland

Land capability (nonirrigated): 3w

Hydrologic Soil Group: B/D

Ecological site: Wetland Hardwood Hammock (R155XY012FL)

Other vegetative classification: Loamy and clayey soils on flats of hydric or mesic lowlands (G155XB341FL)

Typical profile

0 to 6 inches: Fine sand

6 to 13 inches: Fine sand

13 to 47 inches: Fine sandy loam

47 to 51 inches: Unweathered bedrock

Minor Components

Bradenton

Percent of map unit: 10 percent

Landform: Rises on marine terraces

Custom Soil Resource Report

Landform position (three-dimensional): Rise
Down-slope shape: Linear
Across-slope shape: Linear
Ecological site: Wetland Hardwood Hammock (R155XY012FL)
Other vegetative classification: Loamy and clayey soils on flats of hydric or mesic lowlands (G155XB341FL)

13—Chobee loamy fine sand

Map Unit Setting

Landscape: Coastal plains
Elevation: 10 to 80 feet
Mean annual precipitation: 48 to 56 inches
Mean annual air temperature: 68 to 75 degrees F
Frost-free period: 350 to 365 days

Map Unit Composition

Chobee and similar soils: 85 percent
Minor components: 15 percent

Description of Chobee

Setting

Landform: Depressions on marine terraces
Landform position (three-dimensional): Dip
Down-slope shape: Concave
Across-slope shape: Concave
Parent material: Loamy alluvium

Properties and qualities

Slope: 0 to 2 percent
Depth to restrictive feature: More than 80 inches
Drainage class: Very poorly drained
Capacity of the most limiting layer to transmit water (Ksat): Moderately low to moderately high (0.06 to 0.20 in/hr)
Depth to water table: About 0 to 6 inches
Frequency of flooding: None
Frequency of ponding: Frequent
Calcium carbonate, maximum content: 15 percent
Maximum salinity: Nonsaline (0.0 to 2.0 mmhos/cm)
Sodium adsorption ratio, maximum: 4.0
Available water capacity: Moderate (about 8.2 inches)

Interpretive groups

Farmland classification: Not prime farmland
Land capability (nonirrigated): 3w
Hydrologic Soil Group: C/D
Other vegetative classification: Loamy and clayey soils on stream terraces, flood plains, or in depressions (G155XB345FL)

Custom Soil Resource Report

Typical profile

0 to 8 inches: Loamy fine sand
8 to 51 inches: Sandy clay loam
51 to 80 inches: Loamy fine sand

Minor Components

Felda, hydric

Percent of map unit: 3 percent
Landform: Flats on marine terraces
Landform position (three-dimensional): Dip
Down-slope shape: Linear
Across-slope shape: Linear
Ecological site: Slough (R155XY011FL)
Other vegetative classification: Sandy over loamy soils on flats of hydric or mesic lowlands (G155XB241FL)

Manatee

Percent of map unit: 3 percent
Landform: Depressions on marine terraces
Landform position (three-dimensional): Dip
Down-slope shape: Concave
Across-slope shape: Concave
Ecological site: Freshwater Marshes and Ponds (R155XY010FL)
Other vegetative classification: Loamy and clayey soils on stream terraces, flood plains, or in depressions (G155XB345FL)

Delray

Percent of map unit: 3 percent
Landform: Depressions on marine terraces
Landform position (three-dimensional): Dip
Down-slope shape: Concave
Across-slope shape: Concave
Ecological site: Freshwater Marshes and Ponds (R155XY010FL)
Other vegetative classification: Sandy soils on stream terraces, flood plains, or in depressions (G155XB145FL)

Floridana, depressional

Percent of map unit: 3 percent
Landform: Depressions on marine terraces
Landform position (three-dimensional): Dip
Down-slope shape: Concave
Across-slope shape: Concave
Ecological site: Freshwater Marshes and Ponds (R155XY010FL)
Other vegetative classification: Sandy over loamy soils on stream terraces, flood plains, or in depressions (G155XB245FL)

Gator

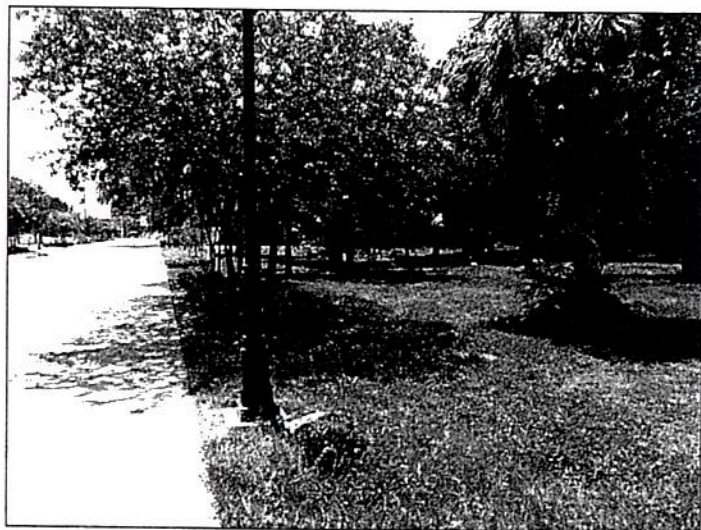
Percent of map unit: 3 percent
Landform: Depressions on marine terraces
Landform position (three-dimensional): Dip
Down-slope shape: Concave
Across-slope shape: Concave
Ecological site: Freshwater Marshes and Ponds (R155XY010FL)
Other vegetative classification: Organic soils in depressions and on flood plains (G155XB645FL)

Appendix F

Site Visit Photos

Site Photos – 2013

13th Avenue, West of 3rd Street East, Bradenton, Manatee County, Florida



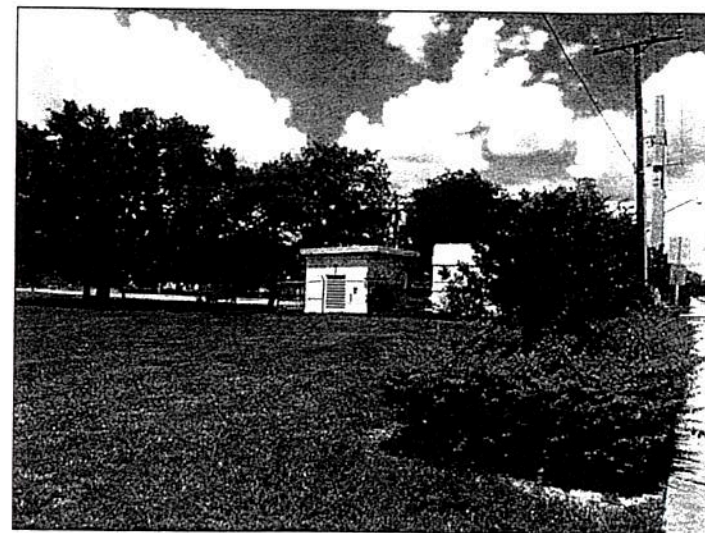
Left: South edge of subject site, looking west along 13th Avenue.

Right: View of low-lying area of the subject site (standing water).



Left: View looking across the subject site toward the northeast.

Right: View of nearby lift station site.



PROPERTY HOME

Profile Information

Tropicana Properties - 13th Ave @ 6th St

ACRES Property ID: 1017001

ACRES Property ID: 164721

Property Address
409, 413, 417 13th Ave E, 516 12
Ave Dr E
Bradenton FL 34208
Size: 0.84

Bradenton FL 34208

Size: 0.84

Property Contact

Egetter.David@epa.gov

404-562-4300

Lat/Long:
27.4884000/-82.5611000

Lat/Long:
27.4884000/-82.5611000



PLEASE NOTE: Information shown is the most current in ACRES and may include draft and approved data

This Property is Addressed By These Cooperative Agreements

SARASOTA MANATEE METROPOLITAN PLANNING ORGANIZATION

[View 33 associated properties](#)

[View 33 associated properties](#)

Announcement Year: 2011

Work Package Status: Ready for Regional Review
Submission Archiving

Submission Archive

Property Progress		
Assessment	Clean Up	Institutional Control



Ready for Reuse

Redevelopment Underway




Not Started

No

Yes

Not Started

Assessment Activities at this Property			
Activity	EPA	Start	Completion

Activity	EPA Funding	Start Date	Completion Date	CA	Accomplishment Counted 
Phase I Environmental Assessment	\$1,950.00	05/06/2013	07/23/2013	BF 95481811 Sarasota Manatee Metropolitan Planning Organization (RLF11)	Yes, Assessment pending approval FY13

EPA Assessment Funding: \$1,950.00 ([View EPA Funding Details](#))
Leveraged Funding: \$0.00

Total Funding: \$1,950.00

Is Cleanup required: No

Contaminants & Media

Contaminants Found

No Contaminants Found

Media Affected

No Media Affected

Institutional & Engineering Controls

Are Institutional Controls required at this property? No

Categories of Controls:

[No Data]

Are Institutional Controls in Place? No

Additional Institutional Controls Information:

None related to environmental concerns. However, controls (such as use limitations) related to the proximity of the nearby public school may be enforced.

Address of Data Source (URL if available): [No Data]

Indicate whether Engineering Controls are required: No

If Engineering Controls were required, indicate the category (check all that apply):

[No Data]

Additional Engineering controls information [No Data]

Indicate whether Engineering Controls are in place? No

Address of Data Source (URL if available): [No Data]

Cleanup Activities

There are no current environmental cleanup activities

Ready for Reuse

This property is ready for reuse.

Assessment Complete

07/23/2013

Cleanup Required

No

Cleanup Complete

[No Data]

IC Required

No

IC in Place

No

Redevelopment and Other Leveraged Accomplishments

There are no current redevelopment activities

Additional Property Attributes**Property History Information****Property Description/History/Past Ownership:**

Property is current vacant land. Historical land use was primarily residential.

Predominant Past Uses

Are there multi-story buildings on this property? [No Data]

Greenspace: [No Data]

Residential: 0.84 Acres

Commercial: [No Data]

Industrial: [No Data]

Multi-Story: [No Data]

For Assessment, Cleanup and Revolving Loan Fund cooperative agreements, what type(s) of funding are being used at the property?

Hazardous & Petroleum

Ownership Entity: Private

Current Owner: Tropicana Manufacturing Company, Inc.

Ownership & Superfund Liability

During the life of the cooperative agreement, did ownership change? No

If YES, did Superfund federal landowner liability protections factor into the ownership change?

State & Tribal Brownfields/Voluntary Response Program Information**State & Tribal Program Enrollment:**

Date of Enrollment: [No Data]

ID Number (if Applicable): [No Data]

Date No Further Action/Cleanup Completion Document Issued: [No Data]

Property Photograph Information

Are photographs available?: [No Data]

Is video available?: No

